



Melbourne Planning Scheme

Incorporated Document

West Melbourne Heritage Review 2016

Statements of Significance February 2020 (Amended March 2022)

HERITAGE REVIEW AREA



J. Gadsden Pty. Ltd. factory

17-37 Abbotsford Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1926
View of place:	2015

Statement of Significance

What is significant?

First stage of a factory complex commissioned by canvas manufacturer J.G. Gadsden Pty. Ltd. In 1926 to the design of architect, Frank Stapley. In 1944 a single-storey addition was made at the Ireland Street end of the complex to what was by then a food can making factory.

Contributory elements include:

- one and two storey brick main factory wing;
- pitched main roof on trusses clad with corrugated iron, Dutch-hipped over main corner bay;
- stepped parapet and trabeated form;
- brick pilasters rising to dog-toothed cornices with corbelled string moulds either side of main façade elements;
- steel-framed windows, with multi-pane glazing;
- concrete lintels over openings;
- two-storey main corner wing at Abbotsford and Ireland Streets, with raised entablature over three and two bayed main façade elements;
- entry to offices in Abbotsford Street, designed as an arched entry, now with cantilever hood; and
- firm name J. Gadsden Pty. Ltd. in cemented bas-relief on the entablature panel.

Some reduction in integrity from changes to openings and bricks being painted over; the 1944 addition is not significant.

How is it significant?

J. Gadsden Pty. Ltd. factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

J. Gadsden Pty. Ltd. factory is significant.

- Aesthetically, as a well-preserved and large architect designed factory in a modern classical style (Criterion E); and
- Historically, one of the oldest custom designed factories for the Gadsden company, a nationally prominent manufacturing firm, in West Melbourne, and one of the key wartime industries of the Western suburbs, also expressive of the special role West Melbourne played in accommodating heavy transport-reliant industry because of proximity to Victoria's railway goods centre (Criterion A).

Corris or Jones house

136 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Row house built in 1887 by prolific West Melbourne builder, John Jones, for members of the Jones family.

Contributory elements include:

- two storey parapeted stuccoed row house;
- cemented cornice moulds, masks and brackets with a raised arched entablature bearing the name 'Corris A.D. 1887' (meaning bright or clear);
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with frieze and integral brackets;
- double-hung sash windows, with three lights at ground floor;
- four-panel entry door and toplight; and
- cast-iron palisade front fence on dressed stone footings.

Balustrade panels incomplete or revised.

How is it significant?

Corris or Jones house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Corris or Jones house is significant.

- Historically, a well-preserved late Victorian-era row house created by prolific West Melbourne developers, the Jones family, for their own residence; representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved row house, survivor of a former six house row and indicative of the past streetscape (Criterion E).

Michael Moran's row houses

162-164 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1875-
View of place:	2015

Statement of Significance

What is significant?

Row houses, built by Michael Moran in 1875.

Contributory elements include:

- two-storey paired row house form;
- stucco wall finish;
- two level cast-iron verandahs;
- iron picket palisade fencing set between modified stuccoed fence piers;
- slated roofs that are hipped and exposed above bracketed eaves;
- segment-arched openings with drip-moulds that provide a Tudor flavour to an otherwise Italianate form panelled cast-iron friezes and brackets and fringing; and
- six panel doors that lend distinction to the detailing and suggest the early Victorian-era.

Notable features include fence, verandah decoration, verandah roof and structure, and corner siting to pitched stone lane.

How is it significant?

Michael Moran's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Michael Moran's row houses are significant.

- Aesthetically, the hip roof two-storey Victorian-era row house form is an unusual combination both in West Melbourne and the City. This is a relatively early and original pair of this type, sparsely but distinctively decorated as befits its early date within the Victorian-era (Criterion E); and
- Historically, expressive of an owner-builder-developer combination, the Michael Moran family, who were typical of West Melbourne in the Victorian-era and responsible for some eight building projects in the West Melbourne area (Criterion A).

Hampson's row houses, part 169-177 Adderley Street

169-171 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

Three row houses built in 1865 for engineer and Crown Grantee, Robert Hampson.

Contributory elements include:

- a transverse-gable roofed early Victorian-era single-fronted row house form;
- single storey scale;
- concave form verandahs with shaped end walls;
- stucco wall finish, with originally moulded architraves to windows; and
- both houses formerly with distinctive, Gothic flavoured timber verandah detailing in the form of tracery-like brackets (See 173-5).

The houses at 177 and 169-171 Adderley Street have been altered, possessing their early form and basic finish: only 173-5 possesses its original Gothic detailing (possibly refurbished) with an added masonry wall base. The windows of 169-171 have been replaced with aluminium-framed windows with horizontal emphasis (see 173-5), faux tile profile cladding put on the roof and the verandah rebuilt; 177 is generally original but the tracery is missing. What were presumably timber picket fences have been replaced with iron and timber pickets.

How is it significant?

Hampson's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Hampson's row houses are significant.

- Aesthetically, the Gothic tracery details are rare in small, privately owned domestic buildings in Greater Melbourne and particularly in West Melbourne (Criterion E); and
- Historically, the house row and its owner are representative of the first 1864-5 land sales in this part of Adderley Street, the Crown Grantee Robert Hampson having constructed this house row immediately after acquisition from the Crown (Criterion A).

Hampson's row houses, part 169-177 Adderley Street

173-175 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

Three row houses built in 1865 for engineer and Crown Grantee, Robert Hampson.

Contributory elements include:

- a transverse-gable roofed early Victorian-era single-fronted row house form;
- single storey scale;
- concave form verandahs with shaped end walls;
- stucco wall finish, with originally moulded architraves to windows; and
- both houses formerly with distinctive, Gothic flavoured timber verandah detailing in the form of tracery-like brackets (see 173-5).

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Why is it significant?

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- Aesthetically, the Gothic tracery details are rare in small, privately owned domestic buildings in Greater Melbourne and particularly in West Melbourne (Criterion E); and
- Historically, the house row and its owner are representative of the first 1864-5 land sales in this part of Adderley Street, the Crown Grantee Robert Hampson having constructed this house row immediately after acquisition from the Crown (Criterion A).

Hampson's row houses, part 169-177 Adderley Street

177 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

Three row houses built in 1865 for engineer and Crown Grantee, Robert Hampson.

Contributory elements include:

- a transverse-gable roofed early Victorian-era single-fronted row house form;
- single storey scale;
- concave form verandahs with shaped end walls;
- stucco wall finish, with originally moulded architraves to windows; and
- both houses formerly with distinctive, Gothic flavoured timber verandah detailing in the form of tracery-like brackets (see 173-5).

The houses at 177 and 169-171 Adderley Street have been altered, possessing their early form and basic finish: only 173-5 possesses its original Gothic detailing (possibly refurbished) with an added masonry wall base. The windows of 169-171 have been replaced with aluminium-framed windows with horizontal emphasis (see 173-5), faux tile profile cladding put on the roof and the verandah rebuilt; 177 is generally original but the tracery is missing. What were presumably timber picket fences have been replaced with iron and timber pickets.

How is it significant?

Hampson's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Hampson's row houses are significant.

- Aesthetically, the Gothic tracery details are rare in small, privately owned domestic buildings in Greater Melbourne and particularly in West Melbourne (Criterion E); and
- Historically, the house row and its owner are representative of the first 1864-5 land sales in this part of Adderley Street, the Crown Grantee Robert Hampson having constructed this house row immediately after acquisition from the Crown (Criterion A).

Clarke's grocer shop and residence

179-183 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1889
View of place:	2015

Statement of Significance

What is significant?

This corner shop and residence was designed by architect W. H. Webb and built by local contractors Fallick and Rawson for John Clarke in 1889.

Contributory elements include:

- one-level stuccoed brick, parapeted shop and residence form;
- valuable and rare timber mullioned shop fronts to Adderley and Rodin Streets
- part of the original concave roof street verandah supported on iron posts and of the Melbourne Corporation design.
- simple stucco classical detailing being a cornice and entablature to the parapet.
- original entry doors.
- typical corner shop siting; and
- termination of the contemporary streetscape of row houses to the south, being built at a lesser front setback on the frontage.

Part of the street verandah has been removed; basalt footings painted over; sign and an evaporative cooler placed in the entry highlight along with an air conditioning unit on the roof.

How is it significant?

Clarke's grocer's shop and residence is significant historically and aesthetically to West Melbourne.

Why is it significant?

Clarke's grocer's shop and residence is significant.

- Aesthetically, as a custom-designed but traditional Victorian-era corner-shop-form which is typical of row housesuburbs and underscored, in this example, by retention of the rare timber shopfront and the iron framed Melbourne Corporation street verandah. The shop and residence lends variety to the Victorian-era streetscape and is representative of the many modest commissions undertaken by W.H. Webb in the West Melbourne area (Criterion E); and
- Historically, as a corner shop over a long period, the building has played a valuable role in the history of the locality as a place frequently visited by West Melbourne residents (Criterion A).

Ellan Vanan (or Ellan Vannin), Martha Goldsmith's row house

191 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883-4
View of place:	2015

Statement of Significance

What is significant?

This seven room brick row house was erected for a widow, Mrs Martha Goldsmith, in 1883-4, apparently as a major addition to a two room brick house.

Contributory elements include:

- two storey parapeted stuccoed row house;
- cemented and bracketed cornice moulds, vermiculated blocks and brackets with a distinctive raised pedimented entablature and balustrading;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows;
- four-panel entry door and toplight; and
- cast-iron double palisade front fence on stone footings.

How is it significant?

Martha Goldsmith's row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Martha Goldsmith's row house is significant.

- Historically, as well-preserved and thus representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, for the high integrity of the house and its distinctive cemented detailing (Criterion E).

Lochaber or Cameron house

195 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1896-7
View of place:	2015

Statement of Significance

What is significant?

Lochaber house was built in 1896-7 by Field and French of 103 Haines Street, North Melbourne for the engine driver, Donald Cameron, to the design of prolific local architect, Frederick J. Brearley, also the home of Lieut. D. R. Cameron who was awarded a Military Cross for conspicuous bravery in the field.

Contributory elements include:

- two storey brick and cemented, parapeted row house;
- two colour face brick (cream, brown);
- stylistically derivation from the Italian Renaissance Revival;
- cemented cornice moulds, statuettes, swags, rosettes, foliated blocks and brackets;
- face brick side and rear walls;
- slate clad pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with panelled cast-iron frieze and brackets, and a raised ornamented gablet above the verandah roof;
- double-hung sash windows, with a three light bay at ground floor;
- four-panel entry door and toplight with Edwardian character lead-lighting;
- cast-iron double palisade front fence on dressed stone footings; and
- contribution to a valuable Victorian-era streetscape.

The upper level verandah valence appears incomplete.

How is it significant?

Lochaber is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Lochaber is significant.

- Historically, as the home of one of the West Melbourne elite professions, that of an engine driver, and a local war hero, Lieut. D. R. Cameron, also representative of a major growth period in West Melbourne (Criterion A), and
- Aesthetically, a well-preserved custom-designed and highly ornamented row house within the City and the work of local architect, F. J. Brearley whose practice specialised in inner Melbourne housing (Criterion E).

Tyns House, part Clark's row houses, 218-220 Adderley Street

218 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1882-3
View of place:	2015

Statement of Significance

What is significant?

This row house pair and workshop (218A) were built by prolific West Melbourne contractor John Jones, of Hawke Street for William Clark, of West Melbourne in 1882-3.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- cemented cornice moulds, orbs, scrolls and brackets with a raised gabled entablature;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows, with three lights at ground floor at 218 and two windows for 220, differentiating Clark's residence;
- quarry tiled verandah;
- four-panel entry door and toplight;
- cast-iron palisade front fence on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

William Clark's row houses (and workshop) are significant historically and aesthetically to West Melbourne.

Why is it significant?

Clark's row houses are significant.

- Historically, as well-preserved examples representative of a major growth period in West Melbourne, also linked with local builder John Jones, and a long association with local manufacturer, Joshua Proud, of Proud Brothers (Criterion A); and
- Aesthetically, well-preserved row house pair expressive of West Melbourne Victorian-era residential development as well as contributory to a locally significant streetscape (Criterion E).

John Jones' workshop

218A Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Workshop
Date(s):	1882-3, 2003-4
View of place:	2015

Statement of Significance

What is significant?

This workshop was built by prolific West Melbourne contractor John Jones at the rear of a row house pair at 218-220 he had erected in 1882-3 for William Clark of West Melbourne.

Contributory elements include:

- rear two storey face brick workshop with double-hung sash windows; and
- contribution to valuable Victorian-era lane and street scape.

The workshop has been changed in the conversion for residential use in 2003-4 with altered openings, new joinery in openings, a new mansard roof and added upper level, reducing its integrity.

How is it significant?

John Jones' workshop is significant historically and aesthetically to West Melbourne.

Why is it significant?

John Jones' workshop is significant.

- Historically, as a relatively well-preserved builder's workshop that is representative of a major growth period in West Melbourne (Victorian-era), also linked with prolific local builder, John Jones, as his workshop (Criterion A); and
- Aesthetically, contributory to a locally significant streetscape and lane (Criterion E).

Clark's row house, part 218-220 Adderley Street

220 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1882-3
View of place:	2015

Statement of Significance

What is significant?

This row house pair and workshop were built in 1882-3 by prolific West Melbourne contractor John Jones, of Hawke Street for William Clark of West Melbourne.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- cemented cornice moulds, orbs, scrolls and brackets with a raised gabled entablature;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows, with three lights at ground floor at 218 and two windows for 220, differentiating Clark's residence;
- quarry tiled verandah;
- four-panel entry door and toplight;
- cast-iron palisade front fence on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

William Clark's row houses and workshop are significant historically and aesthetically to West Melbourne.

Why is it significant?

Clark's row houses are significant.

- Historically, as well-preserved examples representative of a major growth period in West Melbourne, also linked with local builder John Jones, and a long association with local manufacturer, Joshua Proud, of Proud Brothers (Criterion A); and
- Aesthetically, well-preserved row house pair expressive of West Melbourne Victorian-era residential development as well as contributory to a locally significant streetscape (Criterion E).

William French house

263 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1875
View of place:	2015

Statement of Significance

What is significant?

The was one of two houses William French built there in 1875 as an investment on his original crown allotment of 1865. The mural on the side wall highlights the public debate in Australia over nuclear power.

Contributory elements include:

- Two-storey, stuccoed brick house, with a parapeted classical façade as a key corner element in the streetscape;
- stuccoed and ruled side elevation with 'radioactive' anti-nuclear mural (painted by owner c.1975-6);
- distinctive arcaded ground-level verandah following the Italian Renaissance Revival style;
- cast-iron columns, set on cement trapezoidal bases, supporting the three loggia arches, with their drip-moulds terminating on bosses;
- tiled verandah floor;
- elegant cemented detailing including moulded upper level window architraves with pediments and bracketed sills, a fluted string-frieze marking the storey-line;
- double-hung sash timber windows;
- early enamel street sign on side wall; and
- an iron picket fence at the frontage.

One chimney cornice has been removed and although the added mural is not contemporary with the residence, it has its own value as an early street-art political statement on nuclear energy. A basket ball hoop and backing board have been added to this elevation.

How is it significant?

The William French house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The William French house is significant.

- Aesthetically, the house marks the early period of Italian Renaissance Revival stylistic influence on Melbourne architecture, with the relatively uncommon arcaded form and refined detailing, and it is externally near original (Criterion E); and
- Historically, the house is the best of a number of buildings by French at this corner, thus typifying the predominance of builder-owners in West Melbourne who developed their Crown Grants and amassed considerable wealth. The mural has historical interest as an early public art political statement, in this case on nuclear power that was very topical at the time (Criterion A).

Heaton House or John Greenwood's house

279 Adderley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1888
View of place:	2015

Statement of Significance

What is significant?

Heaton House was built by John Greenwood a successful West Melbourne contractor.

Contributory elements include:

- a two-storey, parapeted and stuccoed double-fronted Victorian-era brick house;
- a two-level cast-iron verandah, with a bullnose profile roof and ornate cast iron detailing;
- siting on an unusual triangular block, facing the bay, offering counterpoint to the streetscape and prominent corner siting;
- corniced and parapeted classically detailed form which is typical of earlier buildings in the austerity of its ornament;
- rectangular raised parapet entablature, which bears the house name,
- central acroterion with scrolls;
- openings with cemented architraves; and
- French doors central to the upper level.

The fence has been replaced (possibly timber picket adjoining a capped corrugated iron fence). Part of the side-wall face brick is painted. A recent and major unrelated development abuts at the rear and dominates the side elevation of the house. An unrelated upper level rear addition is publicly visible from Railway Place.

How is it significant?

The John Greenwood house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The John Greenwood house is significant.

- Aesthetically, the house's austere ornament and scale achieves importance from its unusual siting, original detail and prominent position (Criterion E); and
- Historically, another of the owner-builder developers of Adderley Street (Refer William French and Henry Cropley) and the area generally: in this case, resulting in a large house as a mark of success. Greenwood was one of West Melbourne's wealthiest residents and achieved some notoriety from a nationally publicised court case (Criterion A).

Interwar industrial precinct, 33-43, 45-47, 55-67 Batman Street; 15-21 Boughton Place; and 34-36, 38 Jeffcott Street.

Varies Batman and Jeffcott Streets, Boughton Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory group
Date(s):	1920-1940
View of place:	2015

Statement of Significance

What is significant?

This Inter-war industrial precinct includes well-preserved Interwar industrial sites.

Contributory sites include:

- W. K. Burnside Pty. Ltd. group, 34-36, 38 Jeffcott Street 1920s-1930s;
- Excelsior Manufacturing Works, 45-47 Batman Street;
- Keep Brothers and Wood bulk store, 55-67 Batman Street, 1924; and
- Boughton Place Melbourne Electricity Supply sub-station.

Contributory elements in the precinct include:

- parapeted face brick and stucco one and two storey factory streetscapes;
- zero front and side setbacks;
- use of red and manganese body brickwork, cemented and heeler brick detailing;
- originally steel-framed windows, with multi-pane glazing;
- some glass brick window groups; and
- use of terracotta tiles to the O'Donnell building façade as backing to Gill Sans style metal lettering 'W. O'Donnell Engineer'.

Many contributory elements have been redeveloped but are still legible.

How is it significant?

This Inter-war Batman and Jeffcott Streets industrial precinct is significant historically and aesthetically to West Melbourne.

Why is it significant?

This Inter-war Batman and Jeffcott Streets industrial precinct is significant.

- Historically, as representative of the Interwar growth in industrial and engineering uses in West Melbourne, near the railway, as the City grew and transport nodes developed at North Melbourne; also for the contribution of some of the factories to the Second War effort, one in engineering and the other as a canning factory (Criterion A); and
- Aesthetically, as a well-preserved examples of Interwar industrial design over the two decades of the period highlighted by the O'Donnell building's significant Moderne design by the style's renowned practitioners, Marsh and Michaelson and the landmark Keep Brothers and Wood bulk store, designed by Arthur and Hugh Peck Architects (Criterion E).

St James Anglican Old Cathedral

2-24 Batman Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Church
Date(s):	1837-, 1914
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance

Heritage Victoria Register number: H11

What is significant?

St James Old Cathedral was constructed on a Crown grant site of five acres of land bounded by Collins, William and Bourke Streets with the foundation stone being laid on 9 November 1839 by Charles Joseph La Trobe, Superintendent of the District of Port Phillip. A simple timber pioneer church which preceded it was built with funds largely subscribed by Presbyterians and other denominations who made up the small community. Opened on 11 February 1837, St James was designed by Robert Russell, a London architect and surveyor who had arrived in Melbourne from Sydney on 5 October 1836. The Colonial Georgian building was constructed on bluestone footings of locally quarried sandstone. The unfinished building was opened for worship on 2 October 1842, and it was completed in 1847. The Anglican Diocese of Melbourne was founded in 1847, and on 29 June 1847 Charles Perry was consecrated in Westminster Abbey as Melbourne's first Bishop. He was enthroned in St James on 28 January 1848, and St James became the first Cathedral church of the new diocese, although it was not consecrated until 1853. When St Paul's Cathedral opened for worship on 22 January 1891 St James reverted to the status of a parish church. The diminished congregation, pressure of occupying valuable city land, and maintenance problems resulted in the church narrowly escaping demolition. It was relocated stone by stone to its present site under the direction of Messrs Thomas Watts and Son, architects, re-consecrated by Archbishop Lowther Clark, and re-opened for worship on 19 April 1914. Changes made to the original design at the time of relocation include reorientation from east west to north south, the tower shortened by one stage, the main ceiling lowered a little, the sanctuary shortened by a few inches, the space between the main gallery remodelled to form a lobby and two vestries with passage and gallery stairs behind them. Two side entrances were constructed to serve the new passage.

How is it significant?

St James Old Cathedral is of historical and architectural significance to the State of Victoria.

Why is it significant?

St James Anglican Old Cathedral is significant.

- It is of historical importance as the first Cathedral in Melbourne, the earliest surviving church in Victoria, and one of Melbourne's earliest surviving buildings.
- It is of architectural importance as a rare example in Melbourne of a Colonial Georgian style building of simple design and pleasing proportions with Greek detailing at the doorways, and the only known surviving work of architect Robert Russell. Although he worked in London with eminent English architect John Nash, the style reflects his experiences in Sydney, especially the work of his contemporary Francis Clarke as well as of Francis Greenway. The interior is

important for rare and unusual features for Victoria, such as the traditional box pews of cedar, side galleries or Vice- Regal boxes originally for the use of Governor La Trobe and the Chief Justice, Baptismal font with the white marble bowl probably dating from the 17th century and coming from St Katherine's Abbey on the banks of the Thames, two mahogany pulpits presented by the ladies of the congregation in 1847. The World War 1 honour board carved by well known master wood carver Robert Prenzel and the World War 2 honour board which was copied from the earlier honour board. The stained glass windows are also of note with the 'east window' being possibly by the Melbourne firm of Ferguson and Urie, and the five windows by Christian Waller, wife of artist Napier Waller.

See more at: <http://vhd.heritagecouncil.vic.gov.au/places/767#sthash.ESRCTECa.dpuf>

W. O'Donnell Engineer works, part 33-47 Batman Street

33-43 Batman Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1940-1
View of place:	2015

Statement of Significance

What is significant?

Brick factory erected in 1940 for W O'Donnell engineer as designed by well known architects, Marsh and Michaelson Architect and Engineer.

Contributory elements at 33-43 Batman Street include:

- parapeted face brick single storey Modernist style factory;
- manganese and body brickwork, with heeler bricks to wall piers;
- steel framed windows, with multi-pane glazing and hopper sashes set between piers;
- glass brick window groups;
- 6"x6" terracotta tiles to façade (painted over) as backing to Gill Sans style metal lettering 'W. O'Donnell Engineer' and applied to piers at entry;
- roller shutter entry to factory floor with stone kerbed crossing;
- gabled front roof bay, and formerly steel sawtooth trusses with matching parapets, now modified but seen in profile in part on east face; and
- contribution to an Interwar industrial streetscape and precinct with factories adjoining on the west and south.

A major multi-storey development, set behind the first roof bay, has been added since 1985, reducing the integrity of the place and focussing on the façade and side-wall sawtooth profile.

How is it significant?

The W. O'Donnell Engineer factory is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The W. O'Donnell Engineer factory is significant.

- Historically, as representative of the growth in industrial and engineering uses in West Melbourne as the central business district grew, located near the railway and additional transport nodes developed at North Melbourne (Criterion A); and
- Aesthetically, as a superb and well-preserved example of Moderne design by the style's renowned practitioners, Marsh and Michaelson (Criterion E).

Gollin and Co. Pty. Ltd. bulk store remnant

40 Batman Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Store
Date(s):	1915
View of place:	2015

Statement of Significance

What is significant?

Façade of a two-storey brick store built by Clement Langford, for successful general merchant and import firm, Gollin and Co of Melbourne, to the design of the noted architect Charles D'Ebro, in 1915. The building was reduced to a façade and side walls for a seven unit apartment block in 1999.

Contributory elements include:

- red brick two level parapeted façade and side walls with raised parapet arch; and
- punched fenestration, siting on the street.
- Bricks rendered and painted over, openings altered, windows and doors gone; roof gone.

How is it significant?

Gollin and Co Pty. Ltd. Bulk store remnant is significant historically to West Melbourne.

Why is it significant?

Gollin and Co Pty. Ltd. Bulk store remnant is significant.

- Historically, as symbolic of a successful Australian importing firm, Gollin and Company (CriterionA).

Keep Brothers and Wood bulk store, later Batman Hill Apartments

55-67 Batman Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1923-4
View of place:	2015

Statement of Significance

What is significant?

Warehouse constructed in 1923-4 for coachbuilders, ironmongers and importers, Keep Bros and Wood's to the design of well known architects, Arthur and Hugh Peck.

Contributory elements include:

- four-storey Edwardian warehouse built to the property line, providing massive scale to the street and relating well to nearby similarly monumental red brick buildings such as the Sands and McDougall complex and Goetz and Sons Pty. Ltd.;
- façade divided into 7 bays by giant order red brick piers;
- face red brick walls with terra-cotta wall vents, rendered spandrel panels and lintols;
- bullnose brick sills;
- multi-pane glazing to window pairs or groups (timber-like metal framing changed from original steel frames), set within vertical strips surmounted by an arched window within each end bay;
- transverse gabled corrugated galvanised steel roof concealed behind a rendered parapet;
- stepped raised parapet entablatures for each major bay, the central one bearing the words KEEP BROS AND WOOD PTY LTD in raised cemented lettering; and
- contribution to an Interwar industrial streetscape and precinct with factories adjoining on the east and south.

As part of the building's conversion to residential use, steel-framed balconies have been added to the facade, along with a small canopy at the entrance. Aluminium framed windows (to match a timber framed type) have replaced the original metal framed windows, with some reduction in the place integrity.

How is it significant?

The Keep Brothers and Wood warehouse is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Keep Brothers and Wood warehouse is significant.

- Historically, this well-preserved building is highly representative of the substantial warehousing and industrial buildings which were constructed in West Melbourne in the early twentieth century, and is closely linked with the major coachbuilders, ironmongers and importers, Keep Bros and Wood (Criterion A); and
- Aesthetically, the building is a substantially intact example of an Interwar warehouse on an impressive scale, and which is a dominant element in the streetscape and the work of important architects, Arthur and Hugh Peck Architects. It relates well to other red brick warehouses and factories in the locality (Criterion E).

Sands and McDougall Pty Ltd box factory, part proposed Sands & McDougall precinct

83-113 Batman Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1927-8, 1937-1940
View of place:	2015

Statement of Significance

What is significant?

Box factory built for stationery manufacturing firm, Sands and McDougall Pty. Ltd., in two stages, 1927-8 and 1937, to the design of Industry specialist, the architects, Arthur and Hugh Peck.

Contributory elements include:

- four and five-level face red brick factory building in a bold and austere proto-Modern style;
- eight bays of brick piers dividing the street elevation, with brick spandrels separating windows;
- visual reinforcement of each end with lesser pier spacing;
- multi-gabled side elevations to lanes;
- pitched roofs behind parapets;
- some remaining steel framed multi-pane glazing to end bays;
- concrete lintels expressed across openings;
- some vertical boarded external doors; and
- strong visual and historical link to the adjoining Sands and McDougall complex and the former Goetz building on the west (redeveloped).

Most windows have been replaced in a related manner.

How is it significant?

The Sands and McDougall Pty. Ltd. box factory is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Sands and McDougall Pty. Ltd. box factory is significant.

- Historically, as a well-preserved major industrial element in a nationally known complex; symbolic of the influence of railway expansion in the area and the benefits of location in West Melbourne; closely linked with the Sands and McDougall firm and described at its initiation as the largest factory yet built in Melbourne (Criterion A); and
- Aesthetically, a bold Modernistic design in red brick as a 1920s precursor to modern commercial building in the Melbourne Central Business District and a major streetscape element in a significant group of red brick industrial structures (Criterion E).

Autocar Industries Proprietary Limited Assembling and Motor Body Works

100-154 Batman Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1925-
View of place:	2015

Statement of Significance

What is significant?

Assembling and Motor Body Works for Autocar Industries Proprietary Limited built up from 1925 to the design of architects Browning, Bladen and Dare, as a major step in industrialisation after World War One and a direct reflection of the massive increase in motor car sales in Victoria as well as the protective measures of government tariffs.

Contributory elements include:

- two, three and four level red brick parapeted factory;
- simple cemented covered cornice with moulded insignia on Batman Street elevation;
- regularly spaced structural frame as expressed by the fenestration;
- regularly arranged rectilinear window openings;
- continuous reinforced concrete lintols;
- multiple gabled roof bays behind the parapet; and
- brick tower on Batman Street elevation assumed to contain a water tank.

Superficial external renovation with empathetic changes to window joinery, addition of glazed foyers.

How is it significant?

The Autocar Industries Proprietary Limited motor body works is significant historically to West Melbourne and the City of Melbourne.

Why is it significant?

The Autocar Industries Proprietary Limited motor body works is significant.

- Historically, as a large and well-preserved expression of the massive increase in motor vehicle ownership in Victoria, the supportive role of government that used tariffs to promote local industries, and the embodiment of new assembly line motor vehicle production technique that was noted for use of the sloping site in its ramped floor construction (Criterion A).

Alexander Cooper's house

16 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1866-
View of place:	2015

Statement of Significance

What is significant?

Row house built by successful contractor, Alexander Cooper in 1866.

Contributory elements include:

- two-storey, unpainted stuccoed stone house;
- stucco detailing consists of a simple cornice, plain ogee curved verandah end-walls and pedestals for urns (urns now gone);
- a two-level verandah of timber supported on unusual and slender circular section iron columns with subtly expressed capitals;
- keyhole pattern fretted verandah valences, in the Gothic manner;
- early trim colour scheme of cream and maroone;
- related but not original timber balustrade slatting turned at a diagonal to the railing (similar to early fence designs);
- French door central to upper level; and
- a stone-piered, iron picket front fence.
- Bellied cast-iron balustrading on both levels has been replaced.

How is it significant?

Alex Cooper's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alex Cooper's house is significant.

- Aesthetically, this house is strongly evocative of its early Victorian-era construction, given the unpainted stucco and old trim colours, also the visible stone work is an uncommon material and the house contributes to a streetscape (Criterion E); and
- Historically, the house was built by the original grantee and an owner-builder typical of the many in the West Melbourne area and particularly in this street. Alexander Cooper died a very wealthy man and was linked to a number of major contracts, including the Williamstown graving dock pier (Criterion A).

Alexander Cooper's row houses, part 18-26 Capel Street

18 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1890-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built by successful West Melbourne contractor, Alexander Cooper, in 1890-91.

Contributory elements include:

- a two-level, unpainted and ruled stucco brick row of five houses
- two-storey ornate cast-iron verandahs, panelled friezes and attached finished brackets and iron posts;
- tiled verandah floor;
- corniced and parapeted roof lines, ornamented with panelled verandah wall faces, with urns and orbs;
- timber double-hung sash windows;
- four panel entry door with toplight;
- iron picket front fences; and
- early trim colour scheme of cream and maroone.

An unusual aspect to the row is the room bay brought forward to the building line at the north end (26), thus unifying the row with the earlier 32-4 Capel Street. The row is a key part of the part of the significant Capel Street residential streetscape. Parapet orbs are missing from 26, 22 and 18.

How is it significant?

Alexander Cooper's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alexander Cooper's row houses are significant.

- Aesthetically, a very well-preserved example of a common row house type, as exhibited by the unpainted stucco and the early trim colours. The row is a key part of the Capel Street streetscape in form, detail and siting as well as being the nearest to original condition for a West Melbourne Victorian-era row house (Criterion E); and
- Historically, built by a Capel Street Crown Grantee of 1859 and a long-time resident of the area, Alex Cooper, a successful and wealthy contractor and owner-builder like Touzel, Dean and Noble, all active in the same street and era and typical of the Victorian-era West Melbourne entrepreneurs (Criterion A).

Cooper's row houses, part 18-26 Capel Street

20 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1890-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built by successful West Melbourne contractor, Alexander Cooper, in 1890-91.

Contributory elements include:

- a two-level, unpainted and ruled stucco brick row of five houses
- two-storey ornate cast-iron verandahs, panelled friezes and attached finished brackets and iron posts;
- tiled verandah floor;
- corniced and parapeted roof lines, ornamented with panelled verandah wall faces, with urns and orbs;
- timber double-hung sash windows;
- four panel entry door with toplight;
- iron picket front fences; and
- early trim colour scheme of cream and maroone.

An unusual aspect to the row is the room bay brought forward to the building line at the north end (26), thus unifying the row with the earlier 32-4 Capel Street. The row is a key part of the part of the significant Capel Street residential streetscape. Parapet orbs are missing from 26, 22 and 18.

How is it significant?

Alexander Cooper's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alexander Cooper's row houses are significant.

- Aesthetically, a very well-preserved example of a common row house type, as exhibited by the unpainted stucco and the early trim colours. The row is a key part of the Capel Street streetscape in form, detail and siting as well as being the nearest to original condition for a West Melbourne Victorian-era row house (Criterion E); and
- Historically, built by a Capel Street Crown Grantee of 1859 and a long-time resident of the area, Alex Cooper, a successful and wealthy contractor and owner-builder like Touzel, Dean and Noble, all active in the same street and era and typical of the Victorian-era West Melbourne entrepreneurs (Criterion A).

Cooper's row houses, part 18-26 Capel Street

22 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1890-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built by successful West Melbourne contractor, Alexander Cooper, in 1890-91.

Contributory elements include:

- a two-level, unpainted and ruled stucco brick row of five houses;
- two-storey ornate cast-iron verandahs, panelled friezes and attached finished brackets and iron posts;
- tiled verandah floor;
- corniced and parapeted roof lines, ornamented with panelled verandah wall faces, with urns and orbs;
- timber double-hung sash windows;
- four panel entry door with top light;
- iron picket front fences; and
- early trim colour scheme of cream and maroon.

An unusual aspect to the row is the room bay brought forward to the building line at the north end (26), thus unifying the row with the earlier 32-4 Capel Street. The row is a key part of the part of the significant Capel Street residential streetscape. Parapet orbs are missing from 26, 22 and 18.

How is it significant?

Alexander Cooper's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alexander Cooper's row houses are significant.

- Aesthetically, a very well-preserved example of a common row house type, as exhibited by the unpainted stucco and the early trim colours. The row is a key part of the Capel Street streetscape in form, detail and siting as well as being the nearest to original condition for a West Melbourne Victorian-era row house (Criterion E); and
- Historically, built by a Capel Street Crown Grantee of 1859 and a long-time resident of the area, Alex Cooper, a successful and wealthy contractor and owner-builder like Touzel, Dean and Noble, all active in the same street and era and typical of the Victorian-era West Melbourne entrepreneurs (Criterion A).

Cooper's row houses, part 18-26 Capel Street

24 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1890-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built by successful West Melbourne contractor, Alexander Cooper, in 1890-91.

Contributory elements include:

- a two-level, unpainted and ruled stucco brick row of five houses
- two-storey ornate cast-iron verandahs, panelled friezes and attached finished brackets and iron posts;
- tiled verandah floor;
- corniced and parapeted roof lines, ornamented with panelled verandah wall faces, with urns and orbs;
- timber double-hung sash windows;
- four panel entry door with toplight;
- iron picket front fences; and
- early trim colour scheme of cream and maroone.

An unusual aspect to the row is the room bay brought forward to the building line at the north end (26), thus unifying the row with the earlier 32-4 Capel Street. The row is a key part of the part of the significant Capel Street residential streetscape. Parapet orbs are missing from 26, 22 and 18.

How is it significant?

Alexander Cooper's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alexander Cooper's row houses are significant.

- Aesthetically, a very well-preserved example of a common row house type, as exhibited by the unpainted stucco and the early trim colours. The row is a key part of the Capel Street streetscape in form, detail and siting as well as being the nearest to original condition for a West Melbourne Victorian-era row house (Criterion E); and
- Historically, built by a Capel Street Crown Grantee of 1859 and a long-time resident of the area, Alex Cooper, a successful and wealthy contractor and owner-builder like Touzel, Dean and Noble, all active in the same street and era and typical of the Victorian-era West Melbourne entrepreneurs (Criterion A).

Cooper's row houses, part 18-26 Capel Street

26 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1890-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built by successful West Melbourne contractor, Alexander Cooper, in 1890-91.

Contributory elements include:

- a two-level, unpainted and ruled stucco brick row of five houses
- two-storey ornate cast-iron verandahs, panelled friezes and attached finished brackets and iron posts;
- tiled verandah floor;
- corniced and parapeted roof lines, ornamented with panelled verandah wall faces, with urns and orbs;
- timber double-hung sash windows;
- four panel entry door with toplight;
- iron picket front fences; and
- early trim colour scheme of cream and maroone.

An unusual aspect to the row is the room bay brought forward to the building line at the north end (26), thus unifying the row with the earlier 32-4 Capel Street. The row is a key part of the part of the significant Capel Street residential streetscape. Parapet orbs are missing from 26, 22 and 18.

How is it significant?

Alexander Cooper's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alexander Cooper's row houses are significant.

- Aesthetically, a very well-preserved example of a common row house type, as exhibited by the unpainted stucco and the early trim colours. The row is a key part of the Capel Street streetscape in form, detail and siting as well as being the nearest to original condition for a West Melbourne Victorian-era row house (Criterion E); and
- Historically, built by a Capel Street Crown Grantee of 1859 and a long-time resident of the area, Alex Cooper, a successful and wealthy contractor and owner-builder like Touzel, Dean and Noble, all active in the same street and era and typical of the Victorian-era West Melbourne entrepreneurs (Criterion A).

Rob Roy Hotel

32-34 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1871
View of place:	2015

Statement of Significance

What is significant?

The former Rob Roy Hotel was constructed and owned by prolific West Melbourne builder, Michael Moran, in 1871. From c1875 it is described as a brick shop.

Contributory elements include:

- a two-storey, stuccoed brick building with a corniced and parapeted roof line;
- gabled side parapet and exposed face brick north side wall;
- Italian Renaissance Revival style cement detailing of flat window pediments and architraves also moulded and cemented chimneys;
- a moulded storey string mould and unusual, plainly-expressed, scalloped acroteria at the parapet; and
- coupled upper windows provide the central emphasis to parallel the wide, bracketed and pedimented entrance below (now altered).

To the north is a single-level residence which shares simplified moulding lines with its neighbour as well as quoins.

The entrance had been altered but has been revised to the presumed early bipartite form like the upper windows.

Another key part of significant Capel Street residential streetscape, the hotel relates well to 26 of 18-26 Capel Street and is similar in scale to 62-4 and 80-6 Capel Street, with shared form, detail and site disposition with 38, 44-2, 66-78 Capel Street.

How is it significant?

The former Rob Roy Hotel is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The former Rob Roy Hotel is significant.

- Aesthetically, as a near original example of a typical early Victorian-era hotel or commercial form with added unusual detail and fenestration and as an important and early part of the significant Capel Street residential streetscape (Criterion E); and
- Historically and socially, representative of a public accommodation use, as an hotel or boarding house, within this formerly residential street and thus as a focus of social activity (Criterion A).

Florence, or Hawkins house

36 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

Cottage built for William Hawkins in 1865.

Contributory elements include:

- single storey cemented single-fronted cottage;
- small scale;
- parapeted form with moulded cornice;
- moulded architraves to openings with quoining;
- gabled roof clad with slate behind parapet;
- cemented chimney with panelled shaft and cornice, plus terra-cotta pot;
- double-hung sash window;
- four-panel entry door and toplight;
- stone plinth; and
- contribution to significant Victorian-era streetscape.

Side parapet wall may have been rebuilt and the chimney extended.

How is it significant?

Florence or Hawkins house is significant historically to West Melbourne.

Why is it significant?

Florence or Hawkins house is significant.

- Historically, as representative of the early stage of the major post Gold Rush population growth at West Melbourne in the Victorian-era period and the minute size of some of the houses built at that time to serve the rising demand (Criterion A).

Infill housing

40-60 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Apartments
Date(s):	1988-1990
View of place:	2015

Statement of Significance

What is significant?

Infill government public housing built 1988-1990 to the design of emerging Melbourne architect, Peter Elliott, in a Post-Modern style.

Contributory elements include:

- mainly two level row house design, similar in scale to nearby Victorian-era row houses;
- vertical divisions at similar intervals to those in nearby Victorian-era row houses;
- stuccoed fenestration walls that emulated Victorian-era verandahs imposed over cream brick wall finishes, with some corrugated iron wall cladding;
- punched window openings, with timber framing;
- metal framed front fences;
- pitched, mainly gabled roof forms, clad with corrugated iron or similar;
- through-way to Peel Street utilising a stone pitched lane; and
- integration into the Victorian-era streetscape.

How is it significant?

Infill housing at 40-60 Capel Street is significant historically and aesthetically to West Melbourne.

Why is it significant?

Infill housing at 40-60 Capel Street is significant.

- Historically, as a well-preserved example of a change in government policy for inner Melbourne public housing (Criterion A); and
- Aesthetically, a good example of Post-Modern design that also served visual integration of large new housing developments in inner urban areas (Criterion E).

Noble's house

62 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1864-1868
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance
Heritage Victoria Register number: H0630

What is significant?

The Residence at 62 Capel Street, West Melbourne, was built and occupied by Thomas Noble, a carpenter, in 1864. The house was probably built in two stages, the bluestone ground floor of three rooms first, with the second storey, in stuccoed brick, added in the late 1860s to give a total of six rooms. It features a corniced parapet and quoins to lower openings and corners.

How is it significant?

The Residence at 62 Capel Street, West Melbourne, is of historical and architectural significance to the State of Victoria (and West Melbourne).

Why is it significant?

The Residence at 62 Capel Street, West Melbourne, is of:

- Historical significance as evidence of the early form of residential development in inner Melbourne. The house is built right up to the property line, which was not uncommon during the early period of the city's development when planning regulation was of a rudimentary nature. Nevertheless, the Melbourne Building Act applied to this part of North Melbourne when No. 62 was built, explaining why it was built in stone at a time when many other structures in the area outside the provisions of the Act were being constructed of timber. As a result, No. 62 has survived as an important component of the 19th century streetscape that is still evident in Capel Street. The absence of ornament, especially in the lower storey, and the staged building process reflect the small scale and humble means of the owner-builders that were common in this part of Melbourne in the 1850s and 1860s. Noble, the builder and occupier of this house, built several others in the area.
- Architectural significance as an early residence employing a juxtaposition of stone and stucco work. It also retains early accessories such as the shutters and precise details.

Dean's house

64 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1866
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance

Victorian Heritage Register number: H631

What is significant?

The Residence at 64 Capel Street, West Melbourne, was built by Joseph Dean probably between 1859 and 1866, possibly in two stages, the second storey being added some time after the first. Dean was a stonemason and lived in the house himself for short periods but generally leased it until selling in 1897. The house is a two-storey parapeted and part-stuccoed building of basalt coursed rubble with sandstone quoins to openings as seen on the north face. The two-level timber verandah has cast-iron frieze panels, bellied iron balustrade panels and a modified square head picket fence. The architraved upper level window has the distinctively early detail of half side-lights, with adjoining hung sashes over a lower panel. Decorative stucco elements include parapet scrolls, a cornice and unusual stylised brackets and rolled mouldings to the side wall faces, set against the stone work.

How is it significant?

The Residence at 64 Capel Street, West Melbourne, is of historical and architectural significance to the State of Victoria (and West Melbourne).

Why is it significant?

The Residence at 64 Capel Street, West Melbourne is of:

- Historical significance as evidence of the early form of residential development in inner Melbourne. The house is one of the earliest in the area, the land here having been sold in the late 1850s. It provides an excellent example of the kind of buildings erected by the small-scale owner-builders that were common in this part of Melbourne in the 1850s and 1860s. Dean, the builder and occupier of this house, built several others in the area.
- Architectural significance as an example of domestic architecture displaying uncommon early details and cast iron pattern and as an unusual example of combined stone (basalt and freestone) and stucco work.

Elm ('Ulmus' sp.) street trees x2

80, 86 near Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Tree
Date(s):	1900-1918
View of place:	2015

Statement of Significance

What is significant?

Mature elms ('Ulmus sp.') as an indication of planting styles of the Victorian and Edwardian-eras before a more varied palette of tree selection was pursued post World War One.

Contributory elements include:

- mature Wych elm ('*Ulmus glabra*') West of 187 Victoria Street (-37.806022, 144.955225)
- mature elm '*Ulmus sp.*' near 80-86 Capel Street (-37.806290, 144.955173); and
- land within five metres of the root ball.

How is it significant?

The elms are significant historically and for their rarity in West Melbourne.

Why is it significant?

The elms are significant.

- Historically, as an indication of tree planting and selection in the Victorian and Edwardian-eras with the goal of beautification and creation of shade (Criterion A); and
- Rarity, as some of the few remaining examples from a large number of street trees existing at West Melbourne in the 1890s (Criterion B).

Touzel's row houses

80-86 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867-8
View of place:	2015

Statement of Significance

What is significant?

Row houses built by Phillip Touzel in 1867-8.

Contributory elements include:

- a two-storey, once face brick row of four row houses;
- two level timber verandahs with panelled cast-iron friezes and brackets in an early pattern;
- simply corniced cement façade parapets and chimney shafts, with shallow mouldings,
- transverse gabled main roof line, expressive of the row's early construction;
- cemented party wall detail with panelled and bracketed shapes combined with precise shell and diamond motifs set within and without panels on some houses;
- double-hung sash windows and 4 panel doors with top lights; and
- uncommon Chinese-like timber balustrading which contains a saltire-cross with panelled borders and similar patterned timber front fence panels (recreation based on remaining panels on two houses), evocative of saltire cross balustrading in colonial buildings such as the Regency styled Victoria Barracks NSW 1841-6.

The row, as a whole has been altered in detail but sympathetic recreation of the balustrading and the panelled timber fences has partly remedied this; 84-6 has been stuccoed. This row is a contributing part of the significant Capel Street residential streetscape adjoining its termination (88 Capel and 189 Victoria Street) and sharing its scale, finish and ornament.

How is it significant?

Touzel's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Touzel's row houses are significant.

- Aesthetically, an early house row utilising timber balustrading and fencing as one of the decorative options of the pre-local cast-iron manufacturing period which began in the 1870s and the panel pattern used is rare. Other distinctive attributes of early row house design include the use of plain face brick, panelled serpentine pattern cast-iron friezes, the transverse gabled roof line and slim cement mouldings (Criterion E); and
- Historically, built by Touzel, another of the many owner-builders from the West Melbourne area and particularly this street (Criterion A).

Cleary's houses, part 81-83 Capel Street

81 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871
View of place:	2015

Statement of Significance

What is significant?

Row houses built by Adams and Hardy in 1871 for West Melbourne bootmaker, Patrick Cleary.

Contributory elements include:

- face brick single storey parapeted house pair;
- coloured brickwork, with brown body and cream detailing;
- cream brick quoining;
- distinctive scalloped brick parapet profile, with a finer scallop under the cornice;
- cemented detail as string mould;
- pitched roof behind the parapet with face brick chimney, with corbelled top;
- timber-framed verandahs with stop-chamfered and corniced timber posts, panelled cast-iron frieze and brackets;
- uncommon cast-iron balustrade as front fence;
- double-hung sash windows;
- four-panel entry doors and toplight;
- later, but uncommon, metal pipe-framed gate; and
- contribution to valuable 19th century streetscape extending into Victoria Street and backs onto the former Fibrini Milling Company mill, also linked with Cleary.

83 Capel Street has been superficially altered, with bricks painted over, chimney gone but 81 provides evidence for restoration.

How is it significant?

Cleary's houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cleary's houses are significant.

- Historically, as representative of the first stage representative of a major growth period in West Melbourne, also linked with local North and West Melbourne identity, Pat Cleary (Criterion A); and
- Aesthetically, a distinctive pair of row houses, with uncommon brick and iron detailing and contributory to a valuable residential and commercial Victorian-era streetscape (Criterion E).

Cleary's houses, part 81-83 Capel Street

83 Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871
View of place:	2015

Statement of Significance

What is significant?

Row houses built by Adams and Hardy in 1871 for West Melbourne bootmaker, Patrick Cleary.

Contributory elements include:

- face brick single storey parapeted house pair;
- coloured brickwork, with brown body and cream detailing;
- cream brick quoining;
- distinctive scalloped brick parapet profile, with a finer scallop under the cornice;
- cemented detail as string mould;
- pitched roof behind the parapet with face brick chimney, with corbelled top;
- timber-framed verandahs with stop-chamfered and corniced timber posts, panelled cast-iron frieze and brackets;
- uncommon cast-iron balustrade as front fence;
- double-hung sash windows;
- four-panel entry doors and toplight;
- later, but uncommon, metal pipe framed gate; and
- contribution to valuable 19th century streetscape extending into Victoria Street and backs onto the former Fibrini Milling Company mill, also linked with Cleary.

83 Capel Street has been superficially altered, with bricks painted over, chimney gone but 81 provides evidence for restoration.

How is it significant?

Cleary's houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cleary's houses are significant.

- Historically, as representative of the first stage representative of a major growth period in West Melbourne, also linked with local North and West Melbourne identity, Pat Cleary (Criterion A); and
- Aesthetically, a distinctive pair of row houses, with uncommon brick and iron detailing and contributory to a valuable residential and commercial Victorian-era streetscape (Criterion E).

Dominick Cleary's workshop, later Fibrini (or Fibrin) Milling Company

83A Capel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Workshop
Date(s):	1897
View of place:	2015

Statement of Significance

What is significant?

Workshop built for bootmaker, Dominick Cleary, son of West Melbourne bootmaker Patrick Cleary in 1897.

Contributory elements include:

- three level face brick workshop set on a stone pitched lane, with no setbacks;
- punched, regularly spaced fenestration in the manner of Victorian-era industrial buildings; and
- contribution to a small Victorian-era precinct linked with the Cleary family.

The workshop has been converted to a residence with resulting changes to the roof form and new visually related openings; new window joinery resembles the original double-hung sash windows.

How is it significant?

Dominick Cleary's workshop is significant historically to West Melbourne.

Why is it significant?

Dominick Cleary's workshop is significant.

- Historically, for its link with the locally prominent Cleary family of West Melbourne bootmakers and as a rare back-lane workshop, a once more common building type that served the Victoria Street shops, also as a development that marked the end of a major growth period in West Melbourne (Criterion A).

Charles Barber's shop and two residences

1-3 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Shop and two residences (2 Stanley Street or 1-3 Chetwynd Street) built by Holmes and Co. for a cooper, Charles Barber in 1867.

Contributory elements include:

- parapeted, two-storey corner early Victorian-era house and shop and residence in a colonial Georgian style;
- walls of coursed random rubble basalt masonry (part tuck-pointed), with quarry faced quoins at the corners and openings, a gabled parapet to the north end with engaged chimney and parapet string mould;
- corrugated iron clad hipped and gabled roof;
- multi-paned double-hung sash windows;
- steel lugs on corner splay upper level one supporting a business sign for the shop;
- one six-pane early shop display or show window and one four-pane window located either side of the corner shop entry door facing Stanley and Chetwynd Street;
- four-panelled door pair with toplight for the corner shop entry, differing from the four-panel doors to the residential entries adjoining;
- siting on the street alignment; and
- early enamelled blue and white street name plate, fixed to the wall in the traditional way.

This is a major corner building at the brow of the Chetwynd Street hill, linked with the later 9 Chetwynd Street, and 5, 7 and 8 Stanley Street by period detail and parapeted form: a key part of this significant streetscape. Some elements have been renewed.

How is it significant?

Charles Barber's shop and residence row is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Charles Barber's shop and residence row is significant.

- Aesthetically, the building has a high integrity to its construction date, with an uncommon and well-laid wall material (basalt) that is closely identified with stone quarries in western Melbourne, also an unusual combination of uses for the area, a visibly early construction date by the use of face stonework and occupying a prominent corner site in a significant streetscape (Criterion E); and
- Historically, owned and occupied by Barber over a long period, as a successful West Melbourne cooper, an essential trade for the nearby manufacturing works (Criterion A).

Shoreham, or Duke's house and stable

9 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1898
View of place:	2015

Statement of Significance

What is significant?

House built for carriage builder Walter Duke by McConnell and McIntosh, in 1898 to the design of locally prominent North Melbourne architect, William H Webb.

Contributory elements include:

- an ornately decorated, two-storey face-brick and stucco house;
- brown and red bricks to the facade, side and rear elevation, white bricks as part architraves and quoining;
- a two-level ornate cast-iron verandah with iron posts and brackets and masonry side walls with archways set with coloured glazing at the ends;
- double-hung arched sash windows, with intricately ornamented cemented architraves;
- iron picket fence on a dressed stone plinth;
- two-level brick Victorian-era stable on rear boundary;
- rare ornamental brick side fence connected to the stable (stable and fence bricks painted over);
- a parged and balustraded parapet, with a central raised segment-arched entablature bearing the name Shoreham and the date 1898 set in cemented Arts and Crafts leaf patterns, a dentilated cornice with a foliated frieze to the secondary entablature and tympanum;
- candle-snuffer pinnacles to the verandah walls supported by deep brackets which are repeated at the storey line, as are the pinnacles on the fence piers;
- balloon arches in the iron friezes, reflect the full arched openings, which are picked out with white brick and flanked by colonettes; and
- a richly detailed fanlight to the doorway with its richly panelled side-lights.

The northern fence post is missing a pinnacle and parapet urns are missing. Bricks painted over on stable and garden wall.

The house is a significant and contributing part of a group of 19th century houses pivoting around 1-3 Chetwynd Street and including 8, 2 Stanley Street, 5-7 Chetwynd Street and the distant but similar 21-25 Chetwynd Street; it flanks a stone pitched laneway that leads past the rear stable.

How is it significant?

Shoreham is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Shoreham is significant.

- Aesthetically, as a richly and skilfully decorated, near original house that has been described as one of the best of its type in Melbourne and part of a significant and related streetscape. Also one of the best works of the local architect William H Webb who was a prolific house designer and prominent in local community groups and movements (Criterion E); and
- Historically, owned by a man of the horse-trade allied industry of carriage building and later with the railways department, two occupations that are particularly pertinent to West and North Melbourne with their proximity to the horse markets and the large railway complex nearby (Criterion A).

Dr Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

12 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street;
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

14 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street;
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Gardini Motor Company garage

15-19 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Workshop
Date(s):	1923-4
View of place:	2015

Statement of Significance

What is significant?

Motor garage designed by architect B. Dunstan Reynolds in 1923 for Bruto Gardini of the Gardini Motor Company and built by Joseph Seccull mid 1924.

Contributory elements include:

- single level brick and cement parapeted façade;
- facade set out in three bays with dividing pilasters and a raised central gabled entablature;
- cement capping and string mould;
- name panel on the centre parapet bay 'Gardini Motor Co.'; and
- pitched roof behind, clad with corrugated iron or similar (modified).

Major internal changes for new use, visually related doors and multi-pane glazing added into existing openings (originally steel framed windows). Added upper level, part render removed.

How is it significant?

Gardini Motor Company garage is significant historically and aesthetically to West Melbourne.

Why is it significant?

Gardini Motor Company garage is significant.

- Historically, as a representative of emerging commercial and industrial uses in the Interwar period in WestMelbourne linked with greater transport opportunities also a reflection of the rising motor trade in the area at a time when car ownership was increasing rapidly and an example of a West Melbourne Italian immigrant enterprise (Criterion A); and
- Aesthetically, a custom design for a motor garage at the threshold of this emerging industry, using classical motifs for a new building type (Criterion E).

Dr Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

16 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a hemi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street;
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- doors were typically 4 panel with two-light toplights (16 Chetwynd Street door now Edwardian-era, 70-74 Rosslyn Street changed);
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

18 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

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- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street;
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
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- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

20 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street;
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
 - single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
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The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Symington, R.H. and W.H. and Company (Aust) Pty. Ltd., Liberty Corsets factory, now part Norwellan House

44 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1930-2, 2003
View of place:	2015

Statement of Significance

What is significant?

Greek Revival factory extension for corset manufacturer Symington, R.H. and W.H. and Company (Aust) Pty. Ltd. designed by architects in conjunction, A. A. Fritsch Jnr. and M. C. Clayton.

Contributory elements include:

- cemented Greek Revival façade on five levels including an attic storey above the main cornice;
- giant order pilasters under the main cornice marking three bays in the façade;
- paired pilasters above the main cornice;
- face brick side wall with over painted early business sign citing 'corsetry and beachwear';
- flat main roof with raised pedimented and cemented penthouse on north side;
- gabled pediment to attic storey with company logo;
- bracketed cement hood over main entry; and
- contribution to significant Symington industrial complex with a range of architectural styles.

Recently this building was converted to residential use but the street façade remains relatively well-preserved: window joinery has been replaced. Unrelated addition to penthouse on north face above parapet.

How is it significant?

Symington, R.H. and W.H. and Company (Aust) Pty. Ltd. corset factory is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Symington, R.H. and W.H. and Company (Aust) Pty. Ltd. corset factory is significant.

- Historically, for the close links with the major undergarment maker as well as achieving national publicity as a model work place, also symbolic of the new industrial techniques employed during the Interwar period in Victoria, with greater awareness of staff facilities (Criterion A); and
- Aesthetically, a custom designed and large factory that departs from the more austere industrial buildings nearby in North and West Melbourne with contemporary Greek Revival styling (Criterion E).

Spence's row houses, part 62-66 Chetwynd Street

62 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful West Melbourne confectionery businessman, James Brown Spence, by local contractor, James Amess in 1884-5 to a design by the renowned William Pitt.

Contributory elements include:

- a brick row house pair of one storey;
- unusual siting and elevated form;
- parapeted and stuccoed, with a pedimented raised entablature central to the pair with an acroterion at the apex, scrolls, swags and balustrading on either side;
- iron verandah brackets, friezes and balustrade using the Angus McLean's pattern of 1877;
- three light double-hung sash windows;
- entry with side and top lights; and
- iron palisade front fences set on dressed stone plinths with cemented and capped masonry piers, high retaining walls to the verandahs and a long, distinctive scalloped garden dividing-wall between.

There is a small unrelated shed added to the front yard of one of the houses.

The three houses (62-66 Chetwynd Street) are sited high on an embankment and well back from the street but are a relatively isolated trio from the mainstream Victorian and Edwardian-era streetscape.

How is it significant?

Spence's row houses are significant historically (62-66) to West Melbourne and aesthetically (62-64) to West Melbourne and the City of Melbourne.

Why is it significant?

Spence's row houses are significant.

- Aesthetically, the pair (62-64) was designed by the distinguished architect, William Pitt (of the Rialto and Olderfleet, Collins Street fame). The pair represents an original example of the low number of small residential commissions known from Pitt's hand and reflects his skill in the use of the elevated site and the dividing garden wall to direct attention to the central parapet pediment. It is an unusually sited row house pair (above and distant from the street) with uncommon original elements such as the balustrade (Criterion E); and
- Historically, (62-66), for the association with Spence who ran a successful local business and was prominent in West Melbourne and Hotham civic affairs and as another example of small developments by local residents, alongside their homes (Criterion A).

Spence's row houses, part 62-66 Chetwynd Street

64 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful West Melbourne confectionery businessman, James Brown Spence, by local contractor, James Amess in 1884-5 to a design by the renowned William Pitt.

Contributory elements include:

- a brick row house pair of one storey;
- unusual siting and elevated form;
- parapeted and stuccoed, with a pedimented raised entablature central to the pair with an acroterion at the apex, scrolls, swags and balustrading on either side;
- iron verandah brackets, friezes and balustrade using the Angus McLean's pattern of 1877;
- three light double-hung sash windows;
- entry with side and top lights; and
- iron palisade front fences set on dressed stone plinths with cemented and capped masonry piers, high retaining walls to the verandahs and a long, distinctive scalloped garden dividing-wall between.

There is a small unrelated shed added to the front yard of one of the houses.

The three houses (62-66 Chetwynd Street) are sited high on an embankment and well back from the street but are a relatively isolated trio from the mainstream Victorian and Edwardian-era streetscape.

How is it significant?

Spence's row houses are significant historically (62-66) to West Melbourne and aesthetically (62-64) to West Melbourne and the City of Melbourne.

Why is it significant?

Spence's row houses are significant.

- Aesthetically, the pair (62-64) was designed by the distinguished architect, William Pitt (of the Rialto and Olderfleet, Collins Street fame). The pair represents an original example of the low number of small residential commissions known from Pitt's hand and reflects his skill in the use of the elevated site and the dividing garden wall to direct

attention to the central parapet pediment. It is an unusually sited row house pair (above and distant from the street) with uncommon original elements such as the balustrade (Criterion E); and

- Historically, (62-66), for the association with Spence who ran a successful local business and was prominent in West Melbourne and Hotham civic affairs and as another example of small developments by local residents, alongside their homes (Criterion A).

Spence's row houses, part 62-66 Chetwynd Street

66 Chetwynd Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1870-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful West Melbourne confectionery businessman, James Brown Spence, by local contractor, James Amess in 1884-5 to a design by the renowned William Pitt.

Contributory elements include:

- a brick row house pair of one storey;
- unusual siting and elevated form;
- parapeted and stuccoed, with a pedimented raised entablature central to the pair with an acroterion at the apex, scrolls, swags and balustrading on either side;
- iron verandah brackets, friezes and balustrade using the Angus McLean's pattern of 1877;
- three light double-hung sash windows;
- entry with side and top lights; and
- iron palisade front fences set on dressed stone plinths with cemented and capped masonry piers, high retaining walls to the verandahs and a long, distinctive scalloped garden dividing-wall between.

There is a small unrelated shed added to the front yard of one of the houses.

The three houses (62-66 Chetwynd Street) are sited high on an embankment and well back from the street but are a relatively isolated trio from the mainstream Victorian and Edwardian-era streetscape.

How is it significant?

Spence's row houses are significant historically (62-66) to West Melbourne and aesthetically (62-64) to West Melbourne and the City of Melbourne.

Why is it significant?

Spence's row houses are significant.

- Aesthetically, the pair (62-64) was designed by the distinguished architect, William Pitt (of the Rialto and Olderfleet, Collins Street fame). The pair represents an original example of the low number of small residential commissions known from Pitt's hand and reflects his skill in the use of the elevated site and the dividing garden wall to direct attention to the central parapet pediment. It is an unusually sited row house pair (above and distant from the street) with uncommon original elements such as the balustrade (Criterion E); and
- Historically, (62-66), for the association with Spence who ran a successful local business and was prominent in West Melbourne and Hotham civic affairs and as another example of small developments by local residents, alongside their homes (Criterion A).

Monaltrie House or George Small's house

1 Curzon Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1888
View of place:	2015

Statement of Significance

What is significant?

House built for engineer, George Small in 1888, designed by prolific local architect, A.E. Duguid and erected by builder, James Bailey.

Contributory elements include:

- a free-standing two-storey stuccoed double-fronted brick house, with parapeted roofline, and hipped corrugated iron clad roof behind;
- red brick to side and rear walls;
- simple Italian Renaissance Revival styling;
- siting at an unusual obtuse angle following that of Hawke and Curzon Street, as a corner site terminating single storey rows of earlier but similar Victorian-era cottages in both streets;
- one bay built at the street alignment, whilst the other is set back to accommodate the verandah;
- two-level iron cast-iron verandah with frieze, integral fan brackets, posts and a convex verandah roof;
- encaustic tiled verandah floor with a stone threshold;
- iron double palisade picket fence;
- three light double-hung sash windows, two windows on forward bay with shaped cemented architrave;
- Edwardian-era five panel half glazed door with Edwardian-era pattern leadlight top light, assumed installed after sale of the house in the early 1900s;
- cemented rosettes and brackets set under the eaves within the cornice entablature;
- vermiculated blocks and brackets to verandah end walls and cornice termination; and
- contribution to Victorian-era residential streetscape in Hawke Street, extending into Miller and Spencer Streets.

The enamelled street name sign described in North and West Melbourne Conservation Study 1983 is not on the building. Other changes include the upper level verandah door, and removal of both chimney cornices.

How is it significant?

Monaltrie House or George Small's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Monaltrie House or George Small's house is significant.

- Aesthetically, a relatively unusual villa form for an inner suburban row house area such as West Melbourne, being more common in middle suburban detached villa areas, and a large house for the era and area; adherence to the street frontages adds to the visual distinction of the house and it is a key element in a significant Victorian-era residential streetscape. The house was custom designed by A.E. Duguid who was responsible for some significant works in West Melbourne and surrounding districts, and near original and prominently sited (Criterion E); and
- Historically, the house represents a major growth era in West Melbourne building, being the Victorian-era (Criterion A).

El-Rae or Geuer's house

38 Dryburgh Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1909-10
View of place:	2015

Statement of Significance

What is significant?

House built by Kensington builder, Thomas E. Radcliffe for railways engine-driver Charles John Geuer of West Melbourne in 1909-10.

Contributory elements include:

- double-fronted tuck-pointed red brick detached villa;
- M-hip profile main roof with gablet set into front hip;
- Federation Bungalow styling;
- slate cladding to main roof, with terra-cotta cappings and face brick chimneys with cemented cornices;
- parapeted side walls, with foliated cemented brackets;
- timber framed bullnose profile verandah clad with corrugated iron and detailed with timber fretted brackets, set on turned posts;
- boxed window bays to facade, with top and bottom casement sashes;
- rare pipe-framed front fence set on cement plinth and gate with scrolled metal strapping;
- panelled entry door with top and side lights; and
- contribution to a Victorian-era and Edwardian-era streetscape.

How is it significant?

El-Rae or Geuer's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

El-Rae or Geuer's house is significant.

- Historically, as well-preserved and thus representing well the second major development phase of West Melbourne in the Edwardian-era also an investment house for one of the key occupations among West Melbourne workers, that of an engine-driver (Criterion A); and
- Aesthetically, a well-preserved example of a Federation Bungalow style house, with a rare front fence (Criterion E).

Alexander Cooper's house

2 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

House built by West Melbourne, builder and stonemason, Alexander Cooper in 1868.

Contributory elements include:

- slated hip-roof attached house with stuccoed walls set on a quarry-face basalt footing;
- cemented and corniced chimney shaft with terra-cotta pots;
- face brick side and rear walls;
- siting on a splayed, corner street-alignment creating an uncommon angled and picturesque form;
- simply moulded string mould, eaves cornice, architraves and early wooden shutters to openings are all evocative of the houses' early construction date;
- double-hung sash window to Peel Street, formerly two to Dudley Street (now single pane) also double-hung sash windows multi-pane glazing to rear service wing;
- small rear yard, bounded by a basalt wall, opening onto Peel Street;
- early enamelled street sign on wall; and
- performing an important corner role on a site that is adjacent to significant residential streetscapes (see 16-26 Capel Street), major parts of which were also built by Cooper.

The three-panel entry door is an Edwardian-era addition but contributory; added timber skillion on rear face; double-hung sash windows have been replaced with single pane; and added roller shutter to stone yard wall.

How is it significant?

Alexander Cooper's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Alexander Cooper's house is significant.

- Aesthetically, as an early and near original example of a relatively uncommon row house form which occupies a key corner site near a related Victorian-era residential streetscapes also built and designed by Cooper (16-26 Capel Street) (Criterion E); and
- Historically, developed by an early land holder and important developer in the West Melbourne area-Cooper was the original Crown Grantee and one of the more successful owner-builders typical of the West Melbourne area, particularly in nearby Capel Street. Alexander Cooper died a wealthy man and was linked to a number of major contracts, including the Williamstown graving dock pier and as such was one of West Melbourne's successful businessmen (Criterion A).

Moreland Smelting Works factory

27-31 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1900
View of place:	2015

Statement of Significance

What is significant?

The Moreland Smelting Works warehouse was erected in 1900 for engineer, J. A. Sinanian who was also its designer.

Contributory elements include:

- Edwardian Baroque styled red brick and cemented one-level façade to Dudley Street;
- face brick side and rear walls;
- pitched main roof behind the façade;
- zero setbacks;
- segment arched raised broken pediment, with cemented foliation in the tympanum;
- parapet panels bearing the words 'metal Merchant' and 'Est. 1888';
- main cornice, panelled entablature with detailing;
- cement parapet urns;
- pronounced secondary cornice with dentilation resting on Ionic Order pilasters, separating dentilated segmentally arched openings, each with multi-pane glazing; and
- moulded architraves and brackets to openings.

Originally heavy timber doors enclosed both end openings, with multi-pane glazing in the windows between. These have been replaced.

How is it significant?

Moreland Smelting Works factory is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Moreland Smelting Works factory is significant.

- Historically, as one of the long-term industries in West Melbourne and the focus of extensive national publicity that promoted the firm and the building (Criterion A); and
- Aesthetically, an early and well-preserved Edwardian Baroque styled design in Victoria, particularly as it was applied to an industrial site (Criterion E).

Alfred house or Agnew's house, later Bedeque-house or Thompson's house

40 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

House built for Andrew Agnew by Joseph Broadbent in late 1865.

Contributory elements include:

- a double-storey row house, constructed in bluestone with a cemented façade;
- hipped and slated roof set behind a parapet with two cemented and corniced chimneys;
- coursed random rubble basalt to side and rear walls;
- a small scale, potentially former free-standing and early hipped roof brick service wing (added cement dado, bricks painted over and openings changed) attached at the rear;
- cemented façade with dentilated cornice that scrolls back to the rear eaves line on the side elevation, rosettes to the entablature;
- three timber-framed double-hung sash windows to the upper level facade, and two to the lower level, each with moulded cement architraves;
- entry door with cemented architrave, toplight;
- cast iron double palisade fence set on dressed basalt plinth; and
- contribution to the adjacent Dudley Street early Victorian-era streetscape.

The front double-storey verandah was added c1991 as a recreation, with a concave profile roof, panelled frieze and brackets, and balustrading to the upper level; also plain verandah side walls. The side yard fence has been removed for parking and part of the iron fence modified; bluestone has been painted in part; the brick service wing has added cement

dado, bricks painted over and openings changed; and air units added to the side door.

A large adjoining development dominates the building.

How is it significant?

Agnew's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Agnew's house is significant.

- Historically, erected in the mid-1860s, the house demonstrates an early and important phase of residential settlement in the area. It is one of few remaining more substantial houses which were erected in this part of Dudley Street directly opposite the Flagstaff Gardens, then a highly favoured location. The brief association with Dr. William Maloney M.L.A. and journalist Eveline Gough adds historical value to the place, Maloney being one of West Melbourne's major figures, also Mrs Gough was also linked with progressive politics. The link with the nationally prominent Gordon Thompson is a stronger one and adds greatly to the historic associations of this house (Criterion A); and
- Aesthetically, as prominently sited on a corner, with its distinctive bluestone side wall to Milton Street, the house makes a significant contribution to the adjacent Dudley Street early Victorian-era streetscape (Criterion E).

Richhill Terrace, part 58-64 Dudley Street

58 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862
View of place:	2015

Statement of Significance

What is significant?

Row houses built in 1862 for locally prominent councillor and parliamentarian, John Harbison.

Contributory elements include:

- row of double-storey Victorian terrace houses;
- walls of stuccoed masonry with deeply coursed smooth rustication at the ground floor level;
- fine Regency style cement detailing on the parapet;
- hipped corrugated galvanised metal roofs concealed behind a parapet;
- pair of French windows to the upper level;
- six-panelled timber entry doors with fanlight;
- timber-framed double-hung sash windows at ground floor level;
- concave roofed verandahs with cast iron balustrades and friezes;
- cast-iron palisade front fences; and
- contribution to early Victorian-era streetscape.

Alterations include:

- the removal of the verandah roof to and the installation of two canvas awnings over the windows of 60.
- rebuilding of verandah and modification of fence of 58; and
- urns missing from some verandah walls.

The other houses in the row provide evidence for restoration.

How is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant historically to the City of Melbourne and West Melbourne and aesthetically to West Melbourne.

Why is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant.

- Historically, representative of the more substantial speculative housing which was erected in the West Melbourne area in the early Victorian period. Overall, the terrace is substantially intact and makes a contribution to an early Victorian-era streetscape facing the significant Flagstaff Gardens. For the strong association of the terrace with locally prominent figure, John Harbison, and the nationally important, Sir John Monash (1865-1931) soldier, engineer, administrator and civil servant (Criterion A); and
- Aesthetically, for the fine Regency style cement detailing and contribution to an early Victorian-era streetscape and, with the Flagstaff Gardens, to an historic precinct (Criterion E).

Richhill Terrace, part 58-64 Dudley Street

60 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862
View of place:	2015

Statement of Significance

What is significant?

Row houses built in 1862 for locally prominent councillor and parliamentarian, John Harbison.

Contributory elements include:

- row of double-storey Victorian terrace houses;
- walls of stuccoed masonry with deeply coursed smooth rustication at the ground floor level;
- fine Regency style cement detailing on the parapet;
- hipped corrugated galvanised metal roofs concealed behind a parapet;
- pair of French windows to the upper level;
- six-panelled timber entry doors with fanlight
- timber-framed double-hung sash windows at ground floor level;
- concave roofed verandahs with cast iron balustrades and friezes;
- cast-iron palisade front fences; and
- contribution to early Victorian-era streetscape.

Alterations include:

- the removal of the verandah roof to and the installation of two canvas awnings over the windows of 60.
- rebuilding of verandah and modification of fence of 58; and
- urns missing from some verandah walls.

The other houses in the row provide evidence for restoration.

How is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant historically to the City of Melbourne and West Melbourne and aesthetically to West Melbourne.

Why is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant.

- Historically, representative of the more substantial speculative housing which was erected in the West Melbourne area in the early Victorian period. Overall, the terrace is substantially intact and makes a contribution to an early Victorian-era streetscape facing the significant Flagstaff Gardens. For the strong association of the terrace with locally prominent figure, John Harbison, and the nationally important, Sir John Monash (1865-1931) soldier, engineer, administrator and civil servant (Criterion A); and
- Aesthetically, for the fine Regency style cement detailing and contribution to an early Victorian-era streetscape and, with the Flagstaff Gardens, to an historic precinct (Criterion E).

Richhill Terrace, part 58-64 Dudley Street

62 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862
View of place:	2015

Statement of Significance

What is significant?

Row houses built in 1862 for locally prominent councillor and parliamentarian, John Harbison.

Contributory elements include:

- row of double-storey Victorian terrace houses;
- walls of stuccoed masonry with deeply coursed smooth rustication at the ground floor level;
- fine Regency style cement detailing on the parapet;
- hipped corrugated galvanised metal roofs concealed behind a parapet;
- pair of French windows to the upper level;
- six-panelled timber entry doors with fanlight;
- timber-framed double-hung sash windows at ground floor level;
- concave roofed verandahs with cast iron balustrades and friezes;
- cast-iron palisade front fences; and
- contribution to early Victorian-era streetscape.

Alterations include:

- the removal of the verandah roof to and the installation of two canvas awnings over the windows of 60.
- rebuilding of verandah and modification of fence of 58; and
- urns missing from some verandah walls.

The other houses in the row provide evidence for restoration.

How is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant historically to the City of Melbourne and West Melbourne and aesthetically to West Melbourne.

Why is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant.

- Historically, representative of the more substantial speculative housing which was erected in the West Melbourne area in the early Victorian period. Overall, the terrace is substantially intact and makes a contribution to an early Victorian-era streetscape facing the significant Flagstaff Gardens. For the strong association of the terrace with locally prominent figure, John Harbison, and the nationally important, Sir John Monash (1865-1931) soldier, engineer, administrator and civil servant (Criterion A); and
- Aesthetically, for the fine Regency style cement detailing and contribution to an early Victorian-era streetscape and, with the Flagstaff Gardens, to an historic precinct (Criterion E).

Richhill Terrace, part 58-64 Dudley Street

64 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862
View of place:	2015

Statement of Significance

What is significant?

Row houses built in 1862 for locally prominent councillor and parliamentarian, John Harbison.

Contributory elements include:

- row of double-storey Victorian terrace houses;
- walls of stuccoed masonry with deeply coursed smooth rustication at the ground floor level;
- fine Regency style cement detailing on the parapet;
- hipped corrugated galvanised metal roofs concealed behind a parapet;
- pair of French windows to the upper level;
- six-panelled timber entry doors with fanlight;
- timber-framed double-hung sash windows at ground floor level;
- concave roofed verandahs with cast iron balustrades and friezes;
- cast-iron palisade front fences; and
- contribution to early Victorian-era streetscape.

Alterations include:

- the removal of the verandah roof to and the installation of two canvas awnings over the windows of 60;
- rebuilding of verandah and modification of fence of 58; and
- urns missing from some verandah walls.

The other houses in the row provide evidence for restoration.

How is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant historically to the City of Melbourne and West Melbourne and aesthetically to West Melbourne.

Why is it significant?

Rich Hill Terrace, at 58-64 Dudley Street is significant.

- Historically, representative of the more substantial speculative housing which was erected in the West Melbourne area in the early Victorian period. Overall, the terrace is substantially intact and makes a contribution to an early Victorian-era streetscape facing the significant Flagstaff Gardens. For the strong association of the terrace with locally prominent figure, John Harbison, and the nationally important, Sir John Monash (1865-1931) soldier, engineer, administrator and civil servant (Criterion A); and
- Aesthetically, for the fine Regency style cement detailing and contribution to an early Victorian-era streetscape and, with the Flagstaff Gardens, to an historic precinct (Criterion E).

Stirling House or Thomas Stevenson's row house, part 70-72 Dudley St

70 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1869
View of place:	2015

Statement of Significance

What is significant?

Row houses built for locally prominent heraldic painter, Thomas Stevenson in 1869.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- simple cemented cornice moulds, masks and brackets;
- face brick rear walls;
- pitched hipped roofs behind the parapet;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets (70 renewed);
- double-hung sash windows, cemented architraves (extended to French doors on 72);
- four-panel entry doors and toplights;
- cast-iron palisade front fence on dressed stone footings (70 renewed); and
- contribution to valuable Victorian-era streetscape.

Roofs tiled. Recent reinstatement of related cast iron detail at 70, enhancing the place. Upper level windows have been extended to French doors on 72, reducing integrity.

How is it significant?

Stirling House or Thomas Stevenson's row house is significant historically and aesthetically to West Melbourne and historically to the City of Melbourne.

Why is it significant?

Stirling House or Thomas Stevenson's row house is significant.

- Historically, within the City as the long-term home of a renowned heraldic artist Thomas Stevenson and his family, representative of the beginning of a major growth period in West Melbourne and indicative of the prestigious status once held by this part of Dudley Street (Criterion A); and
- Aesthetically, representative of a simple early row house type and contributory to a valuable Victorian-era residential streetscape (Criterion E).

Perth House or part Thomas Stevenson's row houses, 70-72 Dudley Street

72 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1869
View of place:	2015

Statement of Significance

What is significant?

Row houses built for locally prominent heraldic painter, Thomas Stevenson in 1869.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- simple cemented cornice moulds, masks and brackets;
- face brick rear walls;
- pitched hipped roofs behind the parapet;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets (70 renewed);
- double-hung sash windows, cemented architraves (extended to French doors on 72);
- four-panel entry doors and toplights;
- cast-iron palisade front fence on dressed stone footings (70 renewed); and
- contribution to valuable Victorian-era streetscape.

Roofs tiled. Recent reinstatement of related cast iron detail at 70, enhancing the place. Upper level windows have been extended to French doors on 72, reducing integrity.

How is it significant?

Stirling House or Thomas Stevenson's row house is significant historically and aesthetically to West Melbourne and historically to the City of Melbourne.

Why is it significant?

Stirling House or Thomas Stevenson's row house is significant.

- Historically, within the City as the long-term home of a renowned heraldic artist Thomas Stevenson and his family, representative of the beginning of a major growth period in West Melbourne and indicative of the prestigious status once held by this part of Dudley Street (Criterion A); and
- Aesthetically, representative of a simple early row house type and contributory to a valuable Victorian-era residential streetscape (Criterion E).

Archbank cottages, or Finn's terrace, also Police Station, part 74-76 (once also 78)

74 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1869-70
View of place:	2015

Statement of Significance

What is significant?

Two of three row houses designed by Dall and Roberts and built for hotelier Michael Finn by James Gillon in two stages: two in 1869, the last in 1870. Two houses (74-76) remain.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- simple cemented cornice moulds, blocks and brackets;
- face brick rear walls;
- pitched gabled roofs behind the parapet, cemented chimneys with cornices;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and integral brackets and bellied balustrade panels stated as early local castings;
- double-hung sash windows with cemented architraves (one as a French door on the upper level);
- four-panel entry doors and toplights;
- cast-iron palisade front fence on stone footings; and
- contribution to a valuable Victorian-era streetscape.

How is it significant?

Archbank cottages, or Finn's terrace, also Police Station are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Archbank cottages, or Finn's terrace, also Police Station are significant.

- Historically, as representative of the first part of a major growth period in West Melbourne and indicative of what was once a prestigious residential area facing Flagstaff Gardens also of some social significance for its use as a police station (Criterion A); and
- Aesthetically, well-preserved example of the early row house form in West Melbourne while being a custom design as the work of Dall and Roberts, also the balustrade panels are among the first to be locally cast as the beginning of a long and flourishing industry and the basis of the inner Melbourne row house aesthetic also contributory to valuable Victorian-era streetscape (Criterion E).

Archbank cottages, or Finn's terrace, also Police Station, part 74-76 (once 78)

76 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1869-70
View of place:	2015

Statement of Significance

What is significant?

Two of three row houses designed by Dall and Roberts and built for hotelier Michael Finn by James Gillon in two stages: two in 1869, the last in 1870. Two houses (74-76) remain.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- simple cemented cornice moulds, blocks and brackets;
- face brick rear walls;
- pitched gabled roofs behind the parapet, cemented chimneys with cornices;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and integral brackets and bellied balustrade panels stated as early local castings;
- double-hung sash windows with cemented architraves (one as a French door on the upper level);
- four-panel entry doors and toplights;
- cast-iron palisade front fence on stone footings; and
- contribution to a valuable Victorian-era streetscape.

How is it significant?

Archbank cottages, or Finn's terrace, also Police Station are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Archbank cottages, or Finn's terrace, also Police Station are significant.

- Historically, as representative of the first part of a major growth period in West Melbourne and indicative of what was once a prestigious residential area facing Flagstaff Gardens also of some social significance for its use as a police station (Criterion A); and
- Aesthetically, well-preserved example of the early row house form in West Melbourne while being a custom design as the work of Dall and Roberts, also the balustrade panels are among the first to be locally cast as the beginning of a long and flourishing industry and the basis of the inner Melbourne row house aesthetic also contributory to valuable Victorian-era streetscape (Criterion E).

West Melbourne Stadium, later Festival Hall

300 Dudley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hall
Date(s):	1955-6
View of place:	2015

Victorian Heritage Register Statement of Significance for Festival Hall, 272-306 Dudley Street, West Melbourne
Heritage Victoria Register number: H2386

Statement of Significance

What is significant?

The cultural heritage significance of Festival Hall at 202-306 Dudley Street, West Melbourne, lies in its historical and social significance as Victoria's principal boxing, wrestling and live music venue in the second half of the twentieth century. The significance of the place is embodied in the external and internal form and fabric of the place. Festival Hall is notably and historically a highly flexible space, allowing it to service a number of dynamic communities and usages.

How is it significant?

Festival Hall is of historical and social significance to the State of Victoria. It satisfies the following criteria for inclusion in the Victorian Heritage Register:

Criterion A

Importance to the course, or pattern, of Victoria's cultural history.

Criterion G

Strong or special association with a particular community or cultural group for social, cultural or spiritual reasons.

Why is it significant?

Festival Hall is significant at the State level for the following reasons:

- Festival Hall is historically significant as Victoria's principal purpose-built boxing and wrestling venue. Since the late nineteenth century, boxing has been a highly popular spectator sport in Australia attracting crowds in the thousands with many more watching televised matches since the 1960s. Festival Hall - and the 1913 West Melbourne Stadium that it replaced - was the home of Victorian boxing throughout much of the twentieth century, earning it the name "The House of Stoush". Festival Hall hosted the boxing and gymnastics for the 1956 Olympic Games and was the venue for bouts of key national and international athletes including Lionel Rose, Johnny Famechon, Anthony Mundine, Lester Ellis and Barry Michaels. Festival Hall was the venue for the televised 'TV Ringside' (1966-75) and 'World Championship Wrestling' (1964-78) and hosted Lionel Rose's State Funeral in 2011. Festival Hall remains as the only purpose-built boxing and wrestling venue in Victoria. [Criterion A]
- Festival Hall is historically significant as one of Victoria's primary live music venues since its opening in 1955 and as the principal venue in Victoria for large-scale live music performances from the late 1950s until the 1980s. Festival Hall played a key role in the social evolution of Victorian society in the post-war period by exposing thousands of patrons to the "new wave" of big production live music. Festival Hall hosted some of the biggest national and international acts of the day including the Beatles, Buddy Holly, Neil Young, The Kinks and Frank Sinatra. [Criterion A]
- Festival Hall is socially significant for its association with the live music industry in Victoria. The association between Festival Hall and the Victorian live music community is particularly strong due to the length of the association and the close relationship between the place, the live music community and the establishment and growth of the live music industry in the State. [Criterion G]
- Festival Hall is socially significant for its association with the boxing and wrestling community in Victoria. As the site of Victoria's principal boxing and wrestling venue since 1913, the association between Festival Hall and the boxing and wrestling communities in Victoria is particularly strong. While the use of the place for boxing and wrestling has declined since the late 1970s, it remains affectionately known as "The House of Stoush" and continues to be used by the wrestling community for events. The association between the place and the boxing community has more recently been celebrated with Festival Hall being the venue for champion boxer Lionel Rose's State Funeral (in 2011). [Criterion G]

Sam Cullen's house

8-10 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

House rebuilt by Crown Grantee, Sam Cullen, a successful West Melbourne builder-owner in c1884.

Contributory elements include:

- a two-storey parapeted and stuccoed brick house;
- simple detail includes architraves to openings, sill brackets and a cornice with terminating vermiculated blocks;
- one-level cast-iron verandah, with concave corrugated iron roof;
- double-hung sash windows, three lights on the ground level;
- four panel door entry with top and side lights;
- iron picket fence on stone plinth; and
- contribution to a significant highly cohesive and early residential streetscape, largely associated with the Cullens.

The design is much in the style of the other Cullen two storey buildings in Eades Place.

How is it significant?

Sam Cullen's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Sam Cullen's house is significant

- Aesthetically, as a simple evocation of the Victorian-era architecture of West Melbourne and an important contributory element in a significant Victorian-era residential streetscape (Criterion E); and
- Historically, closely associated with Sam Cullen and his family, one of the brothers who virtually built the entire Eades Place streetscape and a successful owner-builder who lived much of his life in the area, typical of West Melbourne as seen within the City of Melbourne; as representative of a major growth period (Victorian-era) in West Melbourne 's development (Criterion A).

Edward Williams house

22 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

House built by Edward Williams in 1883.

Contributory elements include:

- dichrome brick and stuccoed, two-storey row house;
- austere segment-arched cemented entablature, at the parapet;
- flanking cement scrolls comprise, with the vermiculated side walls, the only stucco decoration;
- double-hung sash windows;
- four panel entry door with toplight;
- quoining achieved in contrasting brick colours (cream, brown);
- single level cast-iron verandah with frieze and brackets;
- double palisade front fence and gate on dressed stone plinth; and
- contributory role in a significant Victorian-era residential streetscape as contrasting in use of materials but matching the other houses in form, siting and detail.

The house is currently secured with sheet metal to lower windows. Parapet urns are missing and part of the brickwork is painted over.

How is it significant?

Edward Williams house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Edward Williams house is significant.

- Aesthetically, a near original example of a common Victorian-era row house form, distinguished here by the use of coloured brickwork, also contributory to a significant residential Victorian-era streetscape (Criterion E); and
- Historically, the house represents a major growth period (Victorian-era) in West Melbourne's development (Criterion A).

Cullen's row houses, part 28-32 Eades Place

28 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862-3, 1872
View of place:	2015

Statement of Significance

What is significant?

House built by Crown Grantees, brothers Henry and Samuel Cullen, commencing building in 1862-3, as part of the house row 28-32 Eades Place, and enlarged by the addition of a storey to this and the adjoining houses in 1872.

Contributory elements include:

- a two-storey, stuccoed and parapeted brick row of three houses;
- gabled roofs clad with corrugated iron behind the parapets, with party walls expressed;
- clear indication of the two stages of development by the upper fenestration;
- simple cemented cornice and string mould;
- cemented architraves and bracketed sills to upper level windows (see also 12-18 Eades Place);
- double-hung sash windows;
- Edwardian-era bullnose verandah form only (bullnose verandah replaced the previous presumably, concave roof verandahs replaced again since 1991 on 28 and 30 Eades Place);
- Edwardian-era bullnose verandah and slatted frieze on 32 Eades Place;
- brick corbelled chimneys; and
- contribution to a highly cohesive Victorian-era streetscape.

The bullnose verandah form had been added in the Edwardian-era but has since been replaced with a mixture of Edwardian-era and Victorian-era character recreated verandah elements; the presumed timber picket front and dividing fences have been replaced with iron reproduction palisade fences on 28, 30 Eades Place; new render to part of 28 Eades Place; new verandah tiling to 28 Eades Place.

How is it significant?

Cullen's row houses, 28-32 Eades Place are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cullen's row houses, 28-32 Eades Place.

- Aesthetically, synonymous with much of the adjoining streetscape as a Cullen Brothers' creation (Criterion E); and
- Historically, contains the first three houses constructed by the Cullens in the street, although these have been added to since, and is sited on the Cullen's Crown Grant and are a valuable indication of the breadth of the Cullen's work, activity that eventually made both brothers wealthy (Criterion A).

Cullen's row houses, part 28-32 Eades Place

30 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862-3, 1872
View of place:	2015

Statement of Significance

What is significant?

House built by Crown Grantees, brothers Henry and Samuel Cullen, commencing building in 1862-3, as part of the house row 28-32 Eades Place, and enlarged by the addition of a storey to this and the adjoining houses in 1872.

Contributory elements include:

- a two-storey, stuccoed and parapeted brick row of three houses;
- gabled roofs clad with corrugated iron behind the parapets, with party walls expressed;
- clear indication of the two stages of development by the upper fenestration;
- simple cemented cornice and string mould;
- cemented architraves and bracketed sills to upper level windows (see also 12-18 Eades Place);
- double-hung sash windows;
- Edwardian-era bullnose verandah form only (bullnose verandah replaced the previous presumably, concave roof verandahs-replaced again since 1991 on 28 and 30 Eades Place);
- Edwardian-era bullnose verandah and slatted frieze on 32 Eades Place;
- brick corbelled chimneys; and
- contribution to a highly cohesive Victorian-era streetscape.

The bullnose verandah form had been added in the Edwardian-era but has since been replaced with a mixture of Edwardian-era and Victorian-era reproduction verandah elements; the presumed timber picket front and dividing fences have been replaced with iron reproduction palisade fences on 28, 30 Eades Place; new render to part of 28 Eades Place; new verandah tiling to 28 Eades Place.

How is it significant?

Cullen's row houses, 28-32 Eades Place are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cullen's row houses, 28-32 Eades Place.

- Aesthetically, synonymous with much of the adjoining streetscape as a Cullen Brothers' creation (Criterion E); and
- Historically, contains the first three houses constructed by the Cullens in the street, although these have been added to since, and is sited on the Cullen's Crown Grant and are a valuable indication of the breadth of the Cullen's work, activity that eventually made both brothers wealthy (Criterion A).

Cullen's row houses, part 28-32 Eades Place

32 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1862-3, 1872
View of place:	2015

Statement of Significance

What is significant?

House built by Crown Grantees, brothers Henry and Samuel Cullen, commencing building in 1862-3, as part of the house row 28-32 Eades Place, and enlarged by the addition of a storey to this and the adjoining houses in 1872.

Contributory elements include:

- a two-storey, stuccoed and parapeted brick row of three houses;
- gabled roofs clad with corrugated iron behind the parapets, with party walls expressed;
- clear indication of the two stages of development by the upper fenestration;
- simple cemented cornice and string mould;
- cemented architraves and bracketed sills to upper level windows (see also 12-18 Eades Place);
- double-hung sash windows;
- Edwardian-era bullnose verandah form only (bullnose verandah replaced the previous presumably, concave roof verandahs-replaced again since 1991 on 28 and 30 Eades Place);
- Edwardian-era bullnose verandah and slatted frieze on 32 Eades Place;
- brick corbelled chimneys; and
- contribution to a highly cohesive Victorian-era streetscape.

The bullnose verandah form had been added in the Edwardian-era but has since been replaced with a mixture of Edwardian-era and Victorian-era reproduction verandah elements; the presumed timber picket front and dividing fences have been replaced with iron reproduction palisade fences on 28, 30 Eades Place; new render to part of 28 Eades Place; new verandah tiling to 28 Eades Place.

How is it significant?

Cullen's row houses, 28-32 Eades Place are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cullen's row houses, 28-32 Eades Place

- Aesthetically, synonymous with much of the adjoining streetscape as a Cullen Brothers' creation (Criterion E); and
- Historically, contains the first three houses constructed by the Cullens in the street, although these have been added to since, and is sited on the Cullen's Crown Grant and are a valuable indication of the breadth of the Cullen's work, activity that eventually made both brothers wealthy (Criterion A).

William Chambers' row house, part 34-40 Eades Place

34 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row house built in 1879 for William Chambers.

Contributory elements include:

- a two-storeyed stuccoed and brick parapeted row house;
- simple parapet cornice;
- parapet entablatures, gabled and arched with scrolls and date;
- built to the street alignment, with consequent shuttering of the ground level window;
- symmetrical fenestration and string-mould;
- double-hung sash windows;
- shutters and doorway with toplight; and
- contribution to a highly cohesive Victorian-era residential streetscape of simply elevated buildings.

House being renovated at time of survey.

How is it significant?

William Chambers' row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

William Chambers' row house is significant.

- Aesthetically, the house is near original, simply ornamented and fenestrated which is typical of the early construction date of this house but not the later two of the row (36 and 40), indicating the desire for visual cohesion in the group's development (Criterion E); and
- Historically, evocative of a major growth period in West Melbourne (Criterion A).

Henry Munn's row house, part 34-40 Eades Place

36 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

Row house built in 1884 for boot and shoemaker, Henry Munn.

Contributory elements include:

- a two-storeyed stuccoed and brick parapeted row house
- simple parapet cornice,
- segmentally arched parapet entablatures, with scrolls and date;
- built to the street alignment, with consequent shuttering of the ground level window;
- symmetrical fenestration and string-mould;
- double-hung sash windows;
- shutters and doorway with toplight; and
- contribution to a highly cohesive Victorian-era residential streetscape of simply elevated buildings.

House being renovated at time of survey.

How is it significant?

Henry Munn's row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Henry Munn's row house is significant.

- Aesthetically, the house is near original, simply ornamented and fenestrated which is atypical of the construction date of this house, indicating the owner's desire for visual cohesion in the group's development (Criterion E); and
- Historically, evocative of a major growth period in West Melbourne (Criterion A).

Henry Munn's row houses, part 34-40 Eades Place

38-40 Eades Place, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1884, 1893-4
View of place:	2015

Statement of Significance

What is significant?

House at 38 Eades Place initially built for boot and shoemaker, Henry Munn, as a brick shop of four rooms in 1884, next to Munn's residence at 36. In 1893-4 Munn added the four room brick house at 40 Eades Place also converting 38 to a matching house.

Contributory elements include:

- a two-storeyed stuccoed and brick parapeted row houses;
- simple parapet cornice;
- built to the street alignment, with consequent shuttering of the ground level windows;
- symmetrical fenestration and string-mould;
- double-hung sash windows;
- shutters and doorways with toplights; and
- contribution to a highly cohesive Victorian-era residential streetscape of similarly simply elevated buildings.

How is it significant?

Henry Munn's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Henry Munn's row house is significant.

- Aesthetically, the houses are near original, simply ornamented and fenestrated which is atypical of their construction date, indicating the desire of their owner, Munn, for visual cohesion in the group's development (Criterion E); and
- Historically, evocative of a major growth period in West Melbourne (Criterion A).

West Melbourne Baptist Church manse

2 Hawke Street, WEST MELBOURNE

Demolished

Elm ('Ulmus' sp.), Hawke and Curzon Street Reserve

2A Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Tree
Date(s):	1900-1918
View of place:	2015

Statement of Significance

What is significant?

Mature elms ('Ulmus sp.') planted in West Melbourne streets and reserves, are an indication of planting styles of the Victorian and Edwardian-eras before a more varied palette of tree selection was pursued post World War One.

Contributory elements include:

- large elm ('Ulmus' sp.) -37.806104, 144.947706 on the Hawke and Curzon Street Reserve; and
- land within nominally 5m of the root ball.

How is it significant?

This mature elm ('Ulmus sp.') is significant historically and aesthetically and for its rarity in West Melbourne.

Why is it significant?

This mature elm ('Ulmus sp.') is significant.

- Historically, as an indication of tree planting and selection in the Victorian and Edwardian-eras with the goal of beautification and creation of shade (Criterion A);
- Aesthetically, for the form and maturity as planted in a reserve where its growth pattern has been relatively unhindered (Criterion E) ; and
- Rarity, as one of the few remaining examples from a large number of street trees existing in the 1890s (Criterion B).

Claremont Terrace, later Mary Terrace, part 4-12 Hawke Street (5 houses)

4 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868-1870
View of place:	2015

Statement of Significance

What is significant?

Five row houses built for Crown Grantee and successful King Street grocer, Alexander McIntosh in three stages extending from 1868 to 1870.

Contributory elements include:

- one storey parapeted stuccoed cottage row of five, distinguished by the sweep in the parapet line with change of level;
- simple cemented cornice moulds, brackets;
- face brick side and rear walls, gabled dividing walls expressed above the roof;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys also early white terra-cotta pots;
- concave roof front verandah with panelled cast-iron serpentine frieze and brackets;
- double-hung sash windows;
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

Publicly visible side wall rendered.

How is it significant?

Claremont Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Claremont Terrace is significant.

- Historically, as a well-preserved simple and early speculative house row typical of Victorian-era also representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, entrepreneur and grocer, Alexander McIntosh, who also built the significant Annagh Terrace (Criterion A); and
- Aesthetically, as a well-preserved cottage row with early Victorian-era form and details and contributory to valuable Victorian-era streetscape (Criterion E).

Claremont Terrace, later Mary Terrace, part 4-12 Hawke Street (5 houses)

6 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868-1870
View of place:	2015

Statement of Significance

What is significant?

Five row houses built for Crown Grantee and successful King Street grocer, Alexander McIntosh in three stages extending from 1868 to 1870.

Contributory elements include:

- one storey parapeted stuccoed cottage row of five, distinguished by the sweep in the parapet line with change of level;
- simple cemented cornice moulds, brackets;
- face brick side and rear walls, gabled dividing walls expressed above the roof;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys also early white terra-cotta pots;
- concave roof front verandah with panelled cast-iron serpentine frieze and brackets;
- double-hung sash windows;
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

Publicly visible side wall rendered.

How is it significant?

Claremont Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Claremont Terrace is significant.

- Historically, as a well-preserved simple and early speculative house row typical of Victorian-era also representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, entrepreneur and grocer, Alexander McIntosh, who also built the significant Annagh Terrace (Criterion A); and
- Aesthetically, as a well-preserved cottage row with early Victorian-era form and details and contributory to valuable Victorian-era streetscape (Criterion E).

Claremont Terrace, later Mary Terrace, part 4-12 Hawke Street (5 houses)

8 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868-1870
View of place:	2015

Statement of Significance

What is significant?

Five row houses built for Crown Grantee and successful King Street grocer, Alexander McIntosh in three stages extending from 1868 to 1870.

Contributory elements include:

- one storey parapeted stuccoed cottage row of five, distinguished by the sweep in the parapet line with change of level;
- simple cemented cornice moulds, brackets;
- face brick side and rear walls, gabled dividing walls expressed above the roof;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys also early white terra-cotta pots;
- concave roof front verandah with panelled cast-iron serpentine frieze and brackets;
- double-hung sash windows;
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

Publicly visible side wall rendered.

How is it significant?

Claremont Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Claremont Terrace is significant.

- Historically, as a well-preserved simple and early speculative house row typical of Victorian-era also representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, entrepreneur and grocer, Alexander McIntosh, who also built the significant Annagh Terrace (Criterion A); and
- Aesthetically, as a well-preserved cottage row with early Victorian-era form and details and contributory to valuable Victorian-era streetscape (Criterion E).

Claremont Terrace, later Mary Terrace, part 4-12 Hawke Street (5 houses)

10 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868-1870
View of place:	2015

Statement of Significance

What is significant?

Five row houses built for Crown Grantee and successful King Street grocer, Alexander McIntosh in three stages extending from 1868 to 1870..

Contributory elements include:

- one storey parapeted stuccoed cottage row of five, distinguished by the sweep in the parapet line with change of level;
- simple cemented cornice moulds, brackets;
- face brick side and rear walls, gabled dividing walls expressed above the roof;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys also early white terra-cotta pots;
- concave roof front verandah with panelled cast-iron serpentine frieze and brackets;
- double-hung sash windows;
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

Publicly visible side wall rendered.

How is it significant?

Claremont Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Claremont Terrace is significant.

- Historically, as a well-preserved simple and early speculative house row typical of Victorian-era also representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, entrepreneur and grocer, Alexander McIntosh, who also built the significant Annagh Terrace (Criterion A); and
- Aesthetically, as a well-preserved cottage row with early Victorian-era form and details and contributory to valuable Victorian-era streetscape (Criterion E).

Claremont Terrace, later Mary Terrace, part 4-12 Hawke Street (5 houses)

12 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868-1870
View of place:	2015

Statement of Significance

What is significant?

Five row houses built for Crown Grantee and successful King Street grocer, Alexander McIntosh in three stages extending from 1868 to 1870.

Contributory elements include:

- one storey parapeted stuccoed cottage row of five, distinguished by the sweep in the parapet line with change of level;
- simple cemented cornice moulds, brackets;
- face brick side and rear walls, gabled dividing walls expressed above the roof;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys also early white terra-cotta pots;
- concave roof front verandah with panelled cast-iron serpentine frieze and brackets;
- double-hung sash windows;
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

Publicly visible side wall rendered.

How is it significant?

Claremont Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Claremont Terrace is significant.

- Historically, as a well-preserved simple and early speculative house row typical of Victorian-era also representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, entrepreneur and grocer, Alexander McIntosh, who also built the significant Annagh Terrace (Criterion A); and
- Aesthetically, as a well-preserved cottage row with early Victorian-era form and details and contributory to valuable Victorian-era streetscape (Criterion E).

John Marley's row houses, part 27-33 Hawke Street

27 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1870-2
View of place:	2015

Statement of Significance

What is significant?

These row houses were built 1870-1872 for North Melbourne engineer and philanthropist, John Marley.

Contributory elements include:

- single fronted and transverse gabled roof row houses with slate roofs (new);
- siting at lane corner;
- expressed party walls in roofline;
- face brick walls (part bricks rendered, tuck-pointed since 1991);
- chimneys with cemented cornices;
- double-hung sash windows;
- entry doors with toplights;
- concave profile verandahs clad with corrugated iron and terminated by shaped masonry end walls with cement blocks and brackets;
- simple single-palisade iron picket fences and gates on stone plinths; and
- contribution to a cohesive Victorian-era residential streetscape.

The cast-iron (presumed) decoration has been removed, part of brickwork painted, and new non-matching roof slates added since 1991.

How is it significant?

John Marley's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

John Marley's row houses are significant.

- Aesthetically, for the row's early and austere face brick construction and small scale, as an evocation of the early construction date also for the contribution to a significant Victorian-era streetscape (Criterion E); and
- Historically, an early speculative row where, typically for West Melbourne, the developer resided in one of the houses also for the close link with the engineer John Marley who was closely associated with local Christian endeavours and left a generous scholarship to Trinity College (Criterion A).

John Marley's row houses, part 27-33 Hawke Street

29 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1870-2
View of place:	2015

Statement of Significance

What is significant?

These row houses were built 1870-1872 for North Melbourne engineer and philanthropist, John Marley.

Contributory elements include:

- single fronted and transverse gabled roof row houses with slate roofs (new);
- siting at lane corner;
- expressed party walls in roofline;
- face brick walls (part bricks rendered, tuck-pointed since 1991);
- chimneys with cemented cornices;
- double-hung sash windows;
- entry doors with toplights;
- concave profile verandahs clad with corrugated iron and terminated by shaped masonry end walls with cement blocks and brackets;
- simple single-palisade iron picket fences and gates on stone plinths; and
- contribution to a cohesive Victorian-era residential streetscape.

The cast-iron (presumed) decoration has been removed, part of brickwork painted, and new non-matching roof slates added since 1991.

How is it significant?

John Marley's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

John Marley's row houses are significant.

- Aesthetically, for the row's early and austere face brick construction and small scale, as an evocation of the early construction date also for the contribution to a significant Victorian-era streetscape (Criterion E); and
- Historically, an early speculative row where, typically for West Melbourne, the developer resided in one of the houses also for the close link with the engineer John Marley who was closely associated with local Christian endeavours and left a generous scholarship to Trinity College (Criterion A).

John Marley's row houses, part 27-33 Hawke Street

31 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1870-2
View of place:	2015

Statement of Significance

What is significant?

These row houses were built 1870-1872 for North Melbourne engineer and philanthropist, John Marley.

Contributory elements include:

- single fronted and transverse gabled roof row houses with slate roofs (new);
- siting at lane corner;
- expressed party walls in roofline;
- face brick walls (part bricks rendered, tuck-pointed since 1991);
- chimneys with cemented cornices;
- double-hung sash windows;
- entry doors with toplights;
- concave profile verandahs clad with corrugated iron and terminated by shaped masonry end walls with cement blocks and brackets;
- simple single-palisade iron picket fences and gates on stone plinths; and
- contribution to a cohesive Victorian-era residential streetscape.

The cast-iron (presumed) decoration has been removed, part of brickwork painted, and new non-matching roof slates added since 1991.

How is it significant?

John Marley's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

John Marley's row houses are significant.

- Aesthetically, for the row's early and austere face brick construction and small scale, as an evocation of the early construction date also for the contribution to a significant Victorian-era streetscape (Criterion E); and
- Historically, an early speculative row where, typically for West Melbourne, the developer resided in one of the houses also for the close link with the engineer John Marley who was closely associated with local Christian endeavours and left a generous scholarship to Trinity College (Criterion A).

John Marley's row houses, part 27-33 Hawke Street

33 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1870-2
View of place:	2015

Statement of Significance

What is significant?

These row houses were built 1870-1872 for North Melbourne engineer and philanthropist, John Marley.

Contributory elements include:

- single fronted and transverse gabled roof row houses with slate roofs (new);
- siting at lane corner;
- expressed party walls in roofline;
- face brick walls (part bricks rendered, tuck-pointed since 1991);
- chimneys with cemented cornices;
- double-hung sash windows;
- entry doors with toplights;
- concave profile verandahs clad with corrugated iron and terminated by shaped masonry end walls with cement blocks and brackets;
- simple single-palisade iron picket fences and gates on stone plinths; and
- contribution to a cohesive Victorian-era residential streetscape.

The cast-iron (presumed) decoration has been removed, part of brickwork painted, and new non-matching roof slates added since 1991.

How is it significant?

John Marley's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

John Marley's row houses are significant.

- Aesthetically, for the row's early and austere face brick construction and small scale, as an evocation of the early construction date also for the contribution to a significant Victorian-era streetscape (Criterion E);
- Historically, an early speculative row where, typically for West Melbourne, the developer resided in one of the houses also for the close link with the engineer John Marley who was closely associated with local Christian endeavours and left a generous scholarship to Trinity College (Criterion A).

William Barrow's house

37 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1882-3
View of place:	2015

Statement of Significance

What is significant?

This five room brick house was built in 1882-3 for engineer, William Barrow.

Contributory elements include:

- a two-level, dichrome brick and stuccoed house, the terrace form being typical of West Melbourne in the 1880s;
- two level cast-iron verandah with frieze and integral brackets, unusual balustrade pattern, and concave profile corrugated iron clad roof;
- segment arched raised entablature at the parapet, with cornice and vermiculated blocks;
- double-hung sash windows; and
- contribution to a significant Victorian-era West Melbourne streetscapes.

How is it significant?

William Barrow's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

William Barrow's house is significant.

- Aesthetically, a well-preserved example of the terrace house form and contributory to a significant Victorian-era Streetscape (Criterion E); and
- Historically, representative of a major growth period in West Melbourne (Criterion A).

Henry McKersie's row houses, part 39-41 Hawke Street

39 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Row house pair built for Henry McKersie in 1883, designed by renowned architect, J.A.B. Koch and erected by local builder, Charles Nott.

Contributory elements include:

- a two-storey stuccoed brick row house pair (41 now defaced);
- two-level ornate cast-iron verandah with friezes and integral brackets;
- transverse gabled roof line, with expressed party walls and cemented chimneys and terracotta pots;
- dentilated, bracketed and corniced parapets with the date 1883;
- pronounced brackets and transverse chimney shafts, combined with the parapet ornament, distinguish this design from others;
- double-hung sash windows with three lights at ground level, and entrances with toplights; and
- contribution to a significant West Melbourne Victorian-era streetscape.

41 Hawke Street has been altered with the verandah and fence replaced but 39 offers evidence for reinstatement; presumed timber picket fence replaced by a brick walls.

How is it significant?

Henry McKersie's row houses is significant historically and aesthetically to West Melbourne.

Why is it significant?

Henry McKersie's row houses are significant.

- Aesthetically, as a design which presented the skill and subtle variations on what is a common design theme in West Melbourne row house design, as limited by the low integrity of 41, also designed by the renowned J.A.B. Koch and contributory to a significant Victorian-era streetscape (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Henry McKersie's row houses, part 39-41 Hawke Street

41 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Row house pair built for Henry McKersie in 1883, designed by renowned architect, J.A.B. Koch and erected by local builder, Charles Nott.

Contributory elements include:

- a two-storey stuccoed brick row house pair (41 now defaced);
- two-level ornate cast-iron verandah with friezes and integral brackets;
- transverse gabled roof line, with expressed party walls and cemented chimneys and terracotta pots;
- dentilated, bracketed and corniced parapets with the date 1883;
- pronounced brackets and transverse chimney shafts, combined with the parapet ornament, distinguish this design from others;
- double-hung sash windows with three lights at ground level, and entrances with toplights; and
- contribution to a significant West Melbourne Victorian-era streetscape.

41 Hawke Street has been altered with the verandah and fence replaced but 39 offers evidence for reinstatement; presumed timber picket fence replaced by a brick walls.

How is it significant?

Henry McKersie's row houses is significant historically and aesthetically to West Melbourne.

Why is it significant?

Henry McKersie's row houses are significant.

- Aesthetically, as a design which presented the skill and subtle variations on what is a common design theme in West Melbourne row house design, as limited by the low integrity of 41, also designed by the renowned J.A.B. Koch and contributory to a significant Victorian-era streetscape (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Jones' row house, part 44-46 Hawke Street

44 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1874
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by builder-developer, John Jones in 1874.

Contributory elements include:

- two storey stuccoed row house with verandah setback;
- cemented masks, blocks and brackets;
- originally face brick side and rear walls;
- pitched gabled roof, with cemented and corniced shared chimney;
- two storey cast-iron verandah with Corinthian derived column order, guilloche pattern cast-iron frieze and integral brackets;
- double-hung sash windows, with three lights on upper level;
- four-panel entry door and toplight;
- cast-iron palisade front fence integral with verandah; and
- contribution to valuable Victorian-era streetscape.

Verandah details altered.

How is it significant?

Jones' row house, part 44-46 Hawke Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Jones' row house, part 44-46 Hawke Street, is significant.

- Historically, representative of the early phase of a major growth period in West Melbourne and linked with the prolific West Melbourne developer, John Jones (Criterion A) ; and
- Aesthetically, a well-preserved example of the early row house form used in West Melbourne and contributory to a valuable Victorian-era streetscape (Criterion E).

Cockram and Comely's row houses, part 45-47 Hawke Street

45 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1876
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by Cockram and Comely of West Melbourne in 1876.

Contributory elements include:

- two storey parapeted stuccoed row house pair, with 47 defaced;
- cemented dentilated cornice moulds, rosettes and brackets with a raised arched entablature and guilloche pattern balustrading either side;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and brackets;
- double-hung sash windows, with three lights at ground floor;
- four-panel entry door and toplight;
- cast-iron palisade front fence on dressed stone footings with cemented piers and scrolled garden wall; and
- contribution to valuable Victorian-era streetscape.

47 Hawke Street has been defaced but 45 provides good evidence to allow restoration.

How is it significant?

Cockram and Comely's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cockram and Comely's row houses are significant.

Historically, for their link with the origins of the successful Cockram contracting firm, and representative of a major growth period in West Melbourne (Criterion A); and

Aesthetically, for distinctive and ornate detailing (45) and as contributory to a significant Victorian-era streetscape (Criterion E).

Jones' row house, part 44-46 Hawke Street

46 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1874
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by builder-developer, John Jones in 1874.

Contributory elements include:

- two storey stuccoed row house with verandah setback;
- cemented masks, blocks and brackets;
- originally face brick side and rear walls;
- pitched gabled roof, with cemented and corniced shared chimney;
- two storey cast-iron verandah with Corinthian derived column order, guilloche pattern cast-iron frieze and integral brackets;
- double-hung sash windows, with three lights on upper level;
- four-panel entry door and toplight;
- cast-iron palisade front fence integral with verandah; and
- contribution to valuable Victorian-era streetscape.

Verandah details altered.

How is it significant?

Jones' row house, part 44-46 Hawke Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Jones' row house, part 44-46 Hawke Street, is significant.

- Historically, representative of the early phase of a major growth period in West Melbourne and linked with the prolific West Melbourne developer, John Jones (Criterion A); and
- Aesthetically, a well-preserved example of the early row house form used in West Melbourne and contributory to a valuable Victorian-era streetscape (Criterion E).

Cockram and Comely's row houses, part 45-47 Hawke Street

47 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1876
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by Cockram and Comely of West Melbourne in 1876.

Contributory elements include:

- two storey parapeted stuccoed row house pair, with 47 defaced;
- cemented dentilated cornice moulds, rosettes and brackets with a raised arched entablature and guilloche pattern balustrading either side;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and brackets;
- double-hung sash windows, with three lights at ground floor;
- four-panel entry door and toplight;
- cast-iron palisade front fence on dressed stone footings with cemented piers and scrolled garden wall; and
- contribution to valuable Victorian-era streetscape.

47 Hawke Street has been defaced but 45 provides good evidence to allow restoration.

How is it significant?

Cockram and Comely's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cockram and Comely's row houses are significant.

- Historically, for their link with the origins of the successful Cockram contracting firm, and representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, for distinctive and ornate detailing (45) and as contributory to a significant Victorian-era streetscape (Criterion E).

Sadler's row house

49 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1872
View of place:	2015

Statement of Significance

What is significant?

House built by James Thurgood in 1872 for William Sadler.

Contributory elements include:

- two storey parapeted stuccoed row house;
- cemented cornice moulds, masks and brackets with a raised rectangular entablature, urns and orbs;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimney;
- two storey cast-iron verandah with Corinthian Order derived columns, panelled serpentine cast-iron frieze and brackets;
- double-hung sash windows, with three lights at ground floor and cemented architraves;
- four-panel entry door and side and top lights;
- cast-iron palisade front fence on dressed stone footings and cemented capped piers;
- large two storey brick stable built on the rear lane; and
- contribution to valuable Victorian-era streetscape.

Side wall has been rendered, some cement detailing incomplete; stable bricks painted over and doors converted for a garage Interwar.

How is it significant?

Sadler's row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Sadler's row house is significant.

- Historically, representative of a major growth period (Victorian-era) in West Melbourne; and
- Aesthetically, for distinctive and ornate façade detailing, the rarity of the rear stable, and as contributory to a significant Victorian-era streetscape.

Nyora, part Jones row houses 74-78 Hawke Street

74 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879-81
View of place:	2015

Statement of Significance

What is significant?

Row houses built by John Jones 1879-1881.

Contributory elements include:

- three stuccoed brick, two-storey row houses, each stepped back with the street angle, and down with its slope;
- two-level cast-iron verandahs, with a serpentine motif in the iron frieze work, with integral brackets, contrasting with the more formal guilloche in the balustrading;
- ogee profile corrugated iron clad verandah roofs;
- 74 Hawke Street has a scrolled and pedimented parapet entablature and date (1881) above its cornice (see also 80), contrasting with the plain parapets of 76-8, acting with 80 Hawke Street as bookends;
- cement lions heads and brackets to party wall faces;
- a cemented nail-head motif re-occurs through all facades;
- cemented chimneys;
- cast cement orbs were used at the parapet piers;
- double-hung sash windows, with three-lights at ground level;
- 74 has an iron picket fence;
- 76-78 had spade-head timber picket fences, one surviving on 76; and
- contribution to a significant residential streetscape - made picturesque by the stepped siting laterally and vertically and the common transverse gabled roof lines of each house 74-82 and the shared single-fronted, 19th century row house form of 68-82 Hawke Street.

The spade-head picket fence has been replaced with a recreated iron fence on 78 and the parapet orbs are missing from 74.

How is it significant?

Jones row houses, 74-78 Hawke Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Jones row houses, 74-78 Hawke Street, are significant.

- Aesthetically, an early example of a common form of row house design which is near original and forms the major part of a picturesque streetscape (Criterion E); and
- Historically, a superior example of a resident builder-developer's work, where a clear differentiation of his residence from the leased properties is made, these houses are one group of several homes built by Jones in the area between 1867-85; also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Jones row houses, part 74-78 Hawke Street

76 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879-81
View of place:	2015

Statement of Significance

What is significant?

Row houses built by John Jones 1879-1881.

Contributory elements include:

- three stuccoed brick, two-storey row houses, each stepped back with the street angle, and down with its slope;
- two-level cast-iron verandahs, with a serpentine motif in the iron frieze work, with integral brackets, contrasting with the more formal guilloche in the balustrading;
- ogee profile corrugated iron clad verandah roofs;
- 74 Hawke Street has a scrolled and pedimented parapet entablature and date (1881) above its cornice (see also 80), contrasting with the plain parapets of 76-8, acting with 80 Hawke Street as bookends;
- cement lions heads and brackets to party wall faces;
- a cemented nail-head motif re-occurs through all facades;
- cemented chimneys;
- cast cement orbs were used at the parapet piers;
- double-hung sash windows, with three-lights at ground level;
- 74 has an iron picket fence;
- 76-78 had spade-head timber picket fences, one surviving on 76; and
- contribution to a significant residential streetscape - made picturesque by the stepped siting laterally and vertically and the common transverse gabled roof lines of each house 74-82 and the shared single-fronted, 19th century row house form of 68-82 Hawke Street.

The spade-head picket fence has been replaced with a recreated iron fence on 78 and the parapet orbs are missing from 74.

How is it significant?

Jones row houses, 74-78 Hawke Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Jones row houses, 74-78 Hawke Street, are significant.

- Aesthetically, an early example of a common form of row house design which is near original and forms the major part of a picturesque streetscape (Criterion E); and
- Historically, a superior example of a resident builder-developer's work, where a clear differentiation of his residence from the leased properties is made, these houses are one group of several homes built by Jones in the area between 1867-85; also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Jones row house, part 74-78 Hawke Street

78 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1880-1
View of place:	2015

Statement of Significance

What is significant?

Row houses built by John Jones 1879-1881.

Contributory elements include:

- three stuccoed brick, two-storey row houses, each stepped back with the street angle, and down with its slope;
- two-level cast-iron verandahs, with a serpentine motif in the iron frieze work, with integral brackets, contrasting with the more formal guilloche in the balustrading;
- ogee profile corrugated iron clad verandah roofs;
- 74 Hawke Street has a scrolled and pedimented parapet entablature and date (1881) above its cornice (see also 80), contrasting with the plain parapets of 76-8, acting with 80 Hawke Street as bookends;
- cement lions heads and brackets to party wall faces;
- a cemented nail-head motif re-occurs through all facades;
- cemented chimneys;
- cast cement orbs were used at the parapet piers;
- double-hung sash windows, with three-lights at ground level;
- 74 has an iron picket fence;
- 76-78 had spade-head timber picket fences, one surviving on 76; and
- contribution to a significant residential streetscape - made picturesque by the stepped siting laterally and vertically and the common transverse gabled roof lines of each house 74-82 and the shared single-fronted, 19th century row house form of 68-82 Hawke Street.

The spade-head picket fence has been replaced with a recreated iron fence on 78 and the parapet orbs are missing from 74.

How is it significant?

Jones row houses, 74-78 Hawke Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Jones row houses, 74-78 Hawke Street, are significant.

- Aesthetically, an early example of a common form of row house design which is near original and forms the major part of a picturesque streetscape (Criterion E); and
- Historically, a superior example of a resident builder-developer's work, where a clear differentiation of his residence from the leased properties is made, these houses are one group of several homes built by Jones in the area between 1867-85; also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Easton's row house

80 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1880-1
View of place:	2015

Statement of Significance

What is significant?

House built for Victoria Iron-rolling Mills partner and Old Colonist, Thomas Easton in 1880-1, presumably by West Melbourne builder John Jones.

Contributory elements include:

- a two-storey, stuccoed brick house;
- two-level cast-iron verandah, with a guilloche pattern used in the balustrade panels and serpentine motif in the friezes;
- nail-head ornament is at the parapet - like 74-78 Hawke Street, suggesting that John Jones constructed this house, selling to Easton;
- role, acting with 74 Hawke Street, as bookends to 76-78 Hawke Street;
- ogee profile corrugated iron clad verandah roofs;
- gabled parapet raised entablature with date 'A.D. 1880', piers and orbs, matching that of 74 Hawke St;
- cemented chimneys;
- cement lions heads and brackets to party wall faces;
- double-hung sash windows, with three-lights at ground level;
- iron double palisade picket fence on stone plinth; and
- contribution to a significant residential streetscape - made picturesque by the stepped siting laterally and vertically and the common transverse gabled roof lines of each house 74-82 and the shared single-fronted, 19th century row house form of 68-82 Hawke Street.

How is it significant?

Easton's row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Easton's row house is significant.

- Aesthetically, as a well-preserved, early example of a common West Melbourne row house type and a key part of one of West Melbourne's significant Victorian-era streetscapes (Criterion E); and
- Historically, representative of a major growth period in West Melbourne and closely linked with Victoria Iron-rolling Mills partner, Thomas Easton, who died a wealthy man as measure of his success in the West Melbourne area (Criterion A).

Lever Brothers Pty. Ltd. factory

95-99 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1942 approx.
View of place:	2015

Statement of Significance

What is significant?

Moderne style factory built c1942 as part of international soap and margarine production firm, Lever Brothers factory and showroom complex.

Contributory elements include:

- two-level red brick and stucco parapeted factory;
- well-preserved Moderne style elevations;
- strong horizontal elements as spandrels set against the vertical element of the stair;
- fluting along the parapet edge, cemented fins and ribbing in the stair parapet, with cantilevering hood over the entry;
- steel-framed multi-pane glazing in punched openings; and
- contribution of a small industrial complex that abuts in Spencer Street.

How is it significant?

The Lever Bros Pty. Ltd. factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Lever Bros Pty. Ltd. factory is significant.

- Historically, as the Interwar expression of the growth of the chemical industry in West Melbourne also seen in buildings for Duerdins and others (Criterion A); and
- Aesthetically, an externally well-preserved Moderne style factory building that concurs with the Spencer Street head office of Lever Brothers in styling and scale (Criterion E).

Widdis Diamond Dry Cells Company Pty. Ltd., later Hygiene Baby Carriages Pty Ltd pram manufacturers

109-111 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1926
View of place:	2015

Statement of Significance

What is significant?

Factory built in 1926 for the successful battery manufacturing firm, Widdis Diamond Dry Cells Company Pty. Ltd.: H Stanley Harris was the architect and consulting engineer.

Contributory elements include:

- three level red brick and cement clad parapeted factory in a simple Edwardian-Baroque revival style;
- central façade bay flanked by two on either side as defined by giant-order pilasters;
- bowed raised entablature to the central bay;
- red brick side and rear walls;
- Dutch hipped roof clad with corrugated iron or similar behind the parapet;
- multi-pane glazing to steel framed windows, with hopper sashes;
- boarded entry door with multi-pane glazing top light at north end; and
- contribution as part of a significant industrial streetscape, created by one firm (Widdis Diamond Dry Cells Company Pty. Ltd.)

Doors altered at ground level, rendering of brickwork on façade. The interior was not assessed.

How is it significant?

Widdis Diamond Dry Cells Co, Pty. Ltd. factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

Widdis Diamond Dry Cells Co, Pty. Ltd. factory is significant.

- Historically, as a well-preserved and large example of a major manufacturing firm in the West Melbourne Interwar period (Widdis Diamond Dry Cells Company Pty. Ltd.) linked with the new technology production of radio and communications, and as an illustration of the development of cheap land available next to important transport opportunities (Criterion A); and
- Aesthetically, a well-preserved and unusual façade following from the Edwardian-Baroque revival that extended into the Interwar, also contributory to a small but distinctive industrial streetscape, adjoining the former row house building stock it replaced (Criterion E).

Widdis Diamond Dry Cells Company Pty. Ltd.

117-125 Hawke Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1922
View of place:	2015

Statement of Significance

What is significant?

Factory built in 1922 for the successful battery manufacturing firm, Widdis Diamond Dry Cells Company Pty. Ltd.: H Stanley Harris was the architect and consulting engineer.

Contributory elements include:

- two level red brick and cement clad parapeted factory in a simple Edwardian-Baroque revival style;
- central façade bay flanked by two bays on either side as defined by giant-order pilasters;
- bowed raised entablature to the central bay with parapet piers;
- red brick side and rear walls;
- pitched roof clad with corrugated iron or similar behind the parapet;
- multi-pane glazing to steel framed windows, with hopper sashes;
- originally boarded entry doors with top lights at each end (doors possibly sheeted over); and
- contribution as part of a significant industrial streetscape, created by one firm (Widdis Diamond Dry Cells Company Pty. Ltd.), scaling down to the Victorian-era row houses adjoining.

Openings have been altered at ground level (new shutter, doors possibly sheeted over) but this has little impact on the overall integrity of the place.

How is it significant?

Widdis Diamond Dry Cells Co, Pty. Ltd. factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

Widdis Diamond Dry Cells Co, Pty. Ltd. factory is significant.

- Historically, as a well-preserved and large example of a major manufacturing firm in the West Melbourne Interwar period (Widdis Diamond Dry Cells Company Pty. Ltd.) linked with the new technology production of radio and communications, and as an illustration of cheap land available next to important transport opportunities (Criterion A); and
- Aesthetically, a well-preserved and unusual façade following from the Edwardian-Baroque revival that extended into the Interwar, also contributory to a small but distinctive industrial streetscape, adjoining and relating to the former row house building stock it replaced (Criterion E).

Connibere, Grieve and Connibere hat factory and showroom

3-11 Howard Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1906
View of place:	2015

Statement of Significance

What is significant?

Hat factory and showroom designed by architects Ussher and Kemp for Connibere, Grieve and Connibere; the builder, Thomas Sanders applying to build it in 1906.

Contributory elements include:

- three level brick (assumed red bricks since painted over) and cemented factory and showroom in a modern Elizabethan revival style;
- three bay façade with central bay crowned by raised and scrolled entablature with orb or ball, cornice and string moulds;
- candle-snuffer tops to the hexagonal section, façade piers;
- symmetrically arranged openings (new joinery) with stop-chamfered reveals;
- face brick side and rear walls, with gabled side wall profile; and
- a major contributory element in an Interwar, Edwardian and Victorian-era streetscape.

Recent renovations have superficially reduced the building's architectural value: with bricks painted over in an unrelated colour scheme; new reflective one pane glazing to upper level windows and refitting of ground level openings. Orbs or balls removed from parapet piers.

How is it significant?

Connibere, Grieve and Connibere hat factory and showroom is significant historically and aesthetically to West Melbourne.

Why is it significant?

Connibere, Grieve and Connibere hat factory and showroom is significant.

- Historically, as a major industrial place in West Melbourne and the commencing point of a later significant complex for R and WH Symington and Co. Pty. Ltd. (Aust) (Criterion A); and
- Aesthetically, a commanding landmark Edwardian-era factory, designed by the important architects Ussher and Kemp, sited as was traditional with adjoining Victorian-era row houses to form a significant but diverse grouping from a major growth period in West Melbourne being the Edwardian-era (Criterion E).

John Stedeford's house

13 Howard Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1875
View of place:	2015

Statement of Significance

What is significant?

House built for property speculator John Stedeford in 1875.

Contributory elements include:

- a highly decorated, two storey stuccoed brick house, apparently architect designed;
- parapeted roof line with rich cemented detail of arched entablature and shell, guilloche pattern parapet balustrading and the pronounced orbs, set on the parapet piers, paired brackets supporting the deep cornice, assisted by dentil mouldings above a swagged entablature frieze;
- a two level cast iron verandah, with central column to the upper level which does not continue to the ground and panelled cast iron friezes with fringing and brackets;
- iron picket fence, with masonry piers;
- an arched entrance portal possessing a spoked fanlight;
- lower level window bay with its corner, Corinthian pilasters and panelled sub sill wall face that is uncommon;
- tiled verandah; and
- contribution to a superior group of houses, Nos. 13-19, which complement the significant St. Mary's church complex adjoining.

How is it significant?

John Stedeford's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

John Stedeford's house is significant.

- Aesthetically, of a common row house type but is near original, skilfully and richly decorated and contains unusual details, attributable to architect James Lee. The house is a major part of a significant late 19th and early 20th century civic and residential streetscape (Criterion E); and
- Historically, linked with John Stedeford who built the important streetscape in Queensberry Street, between Chetwynd and Leveson Streets, and completed many other projects in the inner metropolis as owner-builder or owner; also linked with architect James Lee who designed three significant houses in Howard Street (13, 15, 19) (Criterion A).

James Lee's house

15 Howard Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1875-6
View of place:	2015

Statement of Significance

What is significant?

House designed by North Melbourne architect James Lee as one of two built either side of the Victoria Place entry, being 15 and 19 Howard Street, in the 1875-6 and 1872-3 respectively.

Contributory elements include:

- two storey, coloured brick and stucco, parapeted row house;
- face brick side wall to lane leading to former factory;
- trim brickwork as quoins but also under the ground level window sill in a recessed panel;
- simple cemented ornament, with cornice, scrolled blocks and vermiculated panels with brackets;
- distinctive Gibbs surrounds, as vermiculated blocks on each verandah side-wall;
- double-hung sash windows, one upper level window taken to near floor level as a verandah entry;
- four panel entry door, with toplight;
- a two level cast iron verandah, with panelled iron friezes, brackets and balustrading, the latter of an unusual lyre-shape design;
- discontinuous upper verandah post (Refer to No 13 Howard Street);
- tiled verandah;
- sympathetic timber picket fence, albeit in only fair condition; and
- contribution to a valuable Victorian-era row house precinct, adjoining the significant St. Mary's complex.

Trimming bricks are painted over.

How is it significant?

James Lee's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

James Lee's house is significant.

- Aesthetically, a near original example of a common type, being distinguished by its iron and cemented detailing and contributing to a significant streetscape (Criterion E); and
- Historically, and socially, representative of a major growth period in West Melbourne and as an example of another speculative property, associated by ownership and design with a successful local architect James Lee; also, as a boarding house over a long period, the house has associations for many former West Melbourne residents (Criterion A).

James Lee's house

19 Howard Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1872-3
View of place:	2015

Statement of Significance

What is significant?

House designed by North Melbourne architect James Lee as one of two built either side of the Victoria Place entry, being 15 and 19 Howard Street, in the 1875-6 and 1872-3 respectively

Contributory elements include:

- a two storey, wide frontage coloured brick and stucco row house set on basalt footings;
- French doors on the upper level open onto the verandah, with flanking arched niches and a distinctive central arched niche;
- two level cast iron verandah where, like 13, 15 Howard Street, the upper post does not continue to the ground;
- verandah decoration including unusually fine panelled cast iron work with brackets which incorporates the lyre pattern (as does 15 Howard Street);
- simple cemented parapet, with a cornice and nail head motifs used on the verandah side walls;
- double-hung sash windows with bracketed sills and ornamented panels under, as with 15 Howard Street;
- sympathetic cut back timber picket front fence; and
- contribution to a valuable Victorian-era residential streetscape, adjoining the significant St. Mary's complex.

The side wall to the lane has been rendered over, probably replacing face brick.

How is it significant?

James Lee's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

James Lee's house is significant.

- Aesthetically, as a well-preserved and early example of a later common residential form, possessing unusual cast iron and brickwork details and a part of a significant streetscape (Criterion E); and
- Historically, a former residence of John Stedeford who built the important streetscape in Queensberry Street, between Chetwynd and Leveson Streets and completed many other projects in the inner metropolis as owner builder or owner (Criterion A).

Clayton-Joel and Company factory

17 Jeffcott Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1912, c1996
View of place:	2015

Statement of Significance

What is significant?

Remnant of factory erected for electrical engineer William Clayton-Joel in 1912.

Contributory elements include:

- two-storey red brick parapeted factory form, with two street elevations;
- corbelled brick cornice detailing;
- segmentally arched openings with lintels;
- bullnose brick reveals to openings;
- steel framed multi-pane glazing down lane façade, timber framed on main facade; and
- corner site.

This factory was redeveloped in 1996, removing much of the integrity to its history.

How is it significant?

The Clayton-Joel and Co factory is of historical significance to West Melbourne.

Why is it significant?

The Clayton-Joel and Co factory is significant.

- Historically, as an Edwardian-era remnant of industrial development at the edge of the City inspired by new prosperity after Federation and revised trading circumstances; also for the long association with Clayton, Joel and Co, electrical engineers who were active in promoting early use of electrically powered machinery and products in Victoria (Criterion A).

Elms (x6), street trees

81-141 near Jeffcott Street, West Melbourne



New grading system:	Significant
Place type:	Trees
Date(s):	1875-1900
View of place:	2015

Statement of Significance

What is significant?

Mature elms ('*Ulmus* sp.') are an indication of planting styles of the Victorian and Edwardian-eras before a more varied palette of tree selection was pursued post World War One.

Contributory elements include:

- six elms as part of an avenue (some in poor health) near 81-141 Jeffcott Street -37.812435, 144.949570 to -37.812240, 144.950687;

land within five metres of the root ball; and

- their contribution to the adjoining significant and contemporary Sands & McDougall complex.

How is it significant?

The elms are significant historically and for their rarity in West Melbourne.

Why is it significant?

The elms are significant.

- Historically, as an indication of tree planting and selection in the Victorian and Edwardian-eras with the goal of beautification and creation of shade (Criterion A) ; and
- Rarity, as some of the few remaining examples from a large number of street trees existing at West Melbourne in the 1890s (Criterion B).

North Melbourne War Memorial, King and Victoria Street Reserve (relocated)

At Hawke Street and King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Monument
Date(s):	1926
View of place:	2015

Statement of Significance

What is significant?

The North Melbourne War Memorial was erected by H. B. Corbin and Sons Pty. Ltd. for the North and West Melbourne Red Cross Society in 1926 at the corner of Errol and Victoria Streets, later relocated to this site.

Conflicts Commemorated:

- First World War 1914-18
- Second World War 1939-45
- Malayan Emergency 1948-60
- Vietnam War 1962-72

How is it significant?

North Melbourne War Memorial is significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

North Melbourne War Memorial is significant.

- Historically, and socially, as the paramount symbol of the terrible losses of local lives during World War One in North and West Melbourne and a key war memorial in the City of Melbourne, also the focus of a major local gathering at the unveiling of the memorial as indicative of the deep community associations and their united cause in funding its erection (Criterion A, G) ; and
- Aesthetically, as a custom designed memorial successfully utilising past stone masonry and metal inlay skills (Criterion E).

Phoenix Clothing Company complex

347-349 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1854-1859
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance

Victorian Heritage Register number: H0801

What is significant?

The Former Phoenix Clothing Company building is a three storey stone and brick shop, residence and store complex. It contains fabric from several different periods of building and alteration. The earliest section dates from the early gold rush era, while three storey additions were made in 1859 and the ground floor of the rear store/factory section probably dates from the 1860s. An 1869 photograph of the building showed a loggia, but this has been filled with windows.

How is it significant?

The Former Phoenix Clothing Company building is of historical and architectural significance to the State of Victoria.

Why is it significant?

The Former Phoenix Clothing Company building is of historical significance as one of the oldest examples of a commercial building and factory in the State. Its King Street facade contains rare gold rush-era elements, from a time when King Street was an unmade although busy road with bullock drays and other carriers' wagons, loaded with goods, continually passing on their way to Bendigo and the other diggings. The factory proper dates from the 1860s and provides important evidence of the character of early industrial organisation in Melbourne. The Phoenix Clothing Company was established in the wake of post gold rush metropolitan growth and benefited from the introduction of tariff legislation in the 1870s. The Phoenix factory was one of the few mechanised 19th century clothing manufacturers, and has been credited with introducing advanced overseas technology to Victoria. Although there have been many structural changes to the building over the years, the essential design and structure of the complex provide a substantially intact representation of contemporary factory design and working conditions, and of aspects of 19th century building technology.

The Former Phoenix Clothing Company building is of historical significance as evidence of the character of Melbourne's early development. The combination of residence, shop and factory is a reminder of a time when the city was much more compact, and residence and workplace were often located in the same building or very nearby. The building also demonstrates the long-term continuity of industrial usage in this part of Melbourne.

The Former Phoenix Clothing Company building is of historical significance for its associations with the notable Fenwick Brothers, and Albion T. Walkley. The Fenwick Brothers were London clothing manufacturers and importers, who owned the site from the 1850s and established the Phoenix Clothing Company there in the 1870s. Orlando Fenwick (1822-1897) who once lived on the premises, was a prominent Victorian clothing manufacturer and importer. He also took a leading role in Melbourne harbour development schemes and was a Melbourne City councillor over a long period and Mayor

of the city. Walkley, the factory manager from 1875 and owner of the manufacturing section of the business from 1878, was responsible for introducing into the Victorian clothing trade the innovative mechanical knife system of cutting which revolutionised the industry in the pre-WW1 period.

The Former Phoenix Clothing Company building is of architectural significance because of its first floor loggia, perhaps the earliest example in Melbourne (although it has subsequently been built in, it is restorable) and as part of a coherent mid-19th century commercial streetscape which gives some idea of the architectural character of this part of Melbourne in the post-gold rush period.

Kidd's row houses later Langdon Buildings

351-355 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1863-1869
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance
Victorian Heritage Register number: HO527

What is significant?

The Langdon Building at 351-355 King Street was built as three terrace houses by the owner-builder Robert Kidd. He built them in stages as follows: No.351 in 1863, No.353 in 1865 and No.355 in 1869. Kidd lived at No.353. The middle house of the three was a shop from 1870 but has now had its shopfront removed. All three terrace houses are two storeys, constructed in brick with coursed bluestone facades. Access was directly off the street in the manner of English town houses. Each house has quoins, a motif which is repeated around the front door and windows. Whilst all three buildings are constructed on the street alignment the parapet and string course is not continuous, reflecting the differing stages of construction. The Langdon Building was used as an early clothing factory and was later combined with the adjoining the Fenwick Brothers Phoenix Clothing building. These early factories share a party wall and were once linked via twin archways.

How is it significant?

The Langdon Building is of architectural and historical significance to the State of Victoria.

Why is it significant?

The Langdon Building is architecturally significant as an excellent example of the use of Victoria's ubiquitous bluestone as a construction material. Spanning three periods of construction, the Langdon Building has a consistent use of facing bluestone. There is a contrast between the fine ashlar finishes of the architraves, quoins and string courses and the rougher finish of the wall areas.

The Langdon Building is historically significant as a rare complex of three residential buildings amalgamated for industrial use. It is a rare example of a surviving clothing factory in the central business district. From 1870 the Langdon Building was a clothing factory and had a close relationship to the notable Phoenix Clothing Factory buildings to the south. It demonstrates the adaptation and adjustment of owners to changing economic conditions in Melbourne.

Bay View Hotel

360 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1864-5
View of place:	2015

Statement of Significance

What is significant?

Bay View Hotel built for local hotelier, Michael Moran by J. Holmes and later, James Healy, in 1864-5.

Contributory elements include:

- a stuccoed brick and stone, parapeted corner hotel of two- storeys;
- hipped corrugated iron clad roof set behind a parapet;
- simply moulded cornice, architraves and six-pane double-hung sashes denote the building's age;
- an ornamental metal lamp attached with scrolled brackets to the wall over the side entry is of unknown provenance but is related to the period and use; and
- contribution as a traditional if isolated corner element with some relationship to two two-storey row houses on the north and east sides in Walsh and King Street.

Some new unrulid stucco to walls, replacement of a side doorway and door and assumed conversion of the former corner entry to a window. Major visually related additions have been made to both frontages. However the traditional hotel form, siting and fenestration is still evident.

How is it significant?

The Bay View Hotel is significant historically, socially and aesthetically to West Melbourne.

Why is it significant?

Bay View Hotel is significant.

- Aesthetically, a typical corner sited, simply designed hotel which exhibits a simple Italian Renaissance Revival form used from early in Melbourne's history into the 1880s (Criterion E); and
- Historically, and socially, as an hotel, the former social centre of the locality and associated with hotelier, Moran, who was also connected with the Rob Roy and Mansion House hotels in West Melbourne; representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Ralph A. Stuart and Co. wool brokers, later NCO House

363 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Offices, wool stores
Date(s):	1934
View of place:	2015

Statement of Significance

What is significant?

Moderne style wool stores and offices designed by Craig Reynolds and Garrett in 1934 for Ralph Stuart and Company King Street, Melbourne.

Contributory elements include:

- three level parapeted wool stores and offices in face brick designed in the Dudok Moderne style;
- cream upper level brickwork, red ground level;
- streamlined banding as horizontal recesses with windows set within;
- dominant vertical element over the entry provide for the typical interplay of massing associated with the style;
- significant brickwork detailing as ribs, jelly-mould forms, soldier course architraves;
- cast cement rams head logo over entry;
- streamlined horizontal window ledge, set on faceted window buttresses and sills beneath;
- loading bay and carriage way under south wing of building for wool traffic; and
- the visual relationship with earlier significant buildings adjoining, with similar punched fenestration and parapeted form, if not scale.

Steel framed multi-pane glazing replaced, but the overall integrity is high.

How is it significant?

Ralph A. Stuart and Co. Wool brokers wool stores, showrooms and offices are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Ralph A. Stuart and Co. Wool brokers wool stores, showrooms and offices are significant.

- Historically, as a lingering presence of primary industry buildings on the fringe of the Melbourne business district, specifically located in West Melbourne where transport access and cheaper land aided in its location (Criterion A); and
 - Aesthetically, a well-preserved and significant Moderne style façade in the Dudok manner with skilful use of brickwork and massing (Criterion E).

Flagstaff House, Yuncken Freeman Architects Pty. Ltd. offices

407-415 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Offices
Date(s):	1968
View of place:	2015

Statement of Significance

What is significant?

International Modern style office building built 1968 for owners, occupiers and designers, Yuncken Freeman Architects Pty. Ltd..

Contributory elements include:

- basement and two upper levels of offices in a rectanguloid form;
- no expressed roof;
- the counter play of simple geometric rectanguloid forms, as horizontal elements set against a masonry vertical element, with an offset to allow expression of each;
- glass and steel modular façade with full-height tinted glazing (floor to ceiling);
- imposed 'structure' as steel universal-section mullions on steel plate fascias;
- originally an open office plan with modular partitioning (modified);
- natural grey podium base;
- original black external colour scheme;
- floating external open-riser stairs with simple steel bar balustrading as handrails and newel posts only;
- flush plaster soffits with recessed downlights; and
- minimal landscaping, paved setting.

Sign panels have been added. External doors and furniture changed. Interior layout and furnishing changed (inspection from street only). Glass bricks added facing the rear car park.

How is it significant?

Flagstaff House, Yuncken Freeman Architects Pty. Ltd. offices is significant historically and aesthetically to West Melbourne, the City of Melbourne and Victoria.

Why is it significant?

Flagstaff House, Yuncken Freeman Architects Pty. Ltd. offices, is significant.

- Historically, for the close link with the important architectural firm of Yuncken Freeman Architects designed as their own offices, the firm being nationally prominent at that time (Criterion A); and
- Aesthetically, the most accomplished, early small-scale International Modern office designs in Victoria, serving as a prototype for the design and development of BHP House as well as an advertisement for the firm's design direction; perhaps one of the most faithful of the Mies van der Rohe inspired designs in Victoria, following an internationally applauded design theme (Criterion E).

George Donald's house (also James Bryce's wooden house at rear)
438 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1873-4, 1863 rear
View of place:	2015

Statement of Significance

What is significant?

House built for George Donald, local inspector of weights and measures in 1873-4.

Contributory elements include:

- double-fronted two colour Italianate style brick villa with M-hipped main roof;
- patterned slate roof cladding, cemented chimneys with unusual arcaded shafts and cornices;
- face brick rear and side walls;
- bracketed eaves, vermiculated cemented panels, masks and brackets to side walls;
- front verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows, with moulded cement architraves and bracketed sills and panels under;
- four-panel entry door and side and top lights;
- encaustic mosaic tiles to verandah;
- remnants of an Interwar wire fence (part replaced); and
- the contribution to a valuable Victorian-era streetscape.

How is it significant?

George Donald's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

George Donald's house is significant.

- Historically, for the close link with the regionally prominent inspector of markets, George Donald, and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved and significant Italian villa design with uncommon detailing (Criterion E).

Mezrich-house, or Abraham Smith's house, later Don Henry Fulton's office

439 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

House first owned by Elizabeth Street pawn broker, Abraham Smith in 1885, and later the office of the prize winning architect, Don Hendry Fulton, from around the late 1950s-1960s.

Contributory elements include:

- two storey parapeted stuccoed elevated row house;
- cemented cornice moulds, foliated and faceted blocks and brackets with an entablature mould, panelled verandah side walls;
- face brick side and rear walls;
- pitched hipped roof behind the parapet, with cemented and corniced chimneys (part);
- rebuilt two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and brackets also dentilated gutter mould;
- dressed and quarry face blue stone faced, raised verandah floor;
- double-hung sash windows, with cemented architraves and arched lights at ground floor;
- substantial four-panel entry door with side and top light including a spoked fanlight;
- cast-iron double palisade front fence on dressed and rubble blue stone footings with cemented and scrolled side yard walls and piers (caps reconstructed); and

- the contribution to small but valuable Edwardian and Victorian-era streetscape with the St James church complex adjoining, the arched fenestration matching that of the church.

How is it significant?

Mezrich-house, or Abraham Smith's house, later Don Henry Fulton's office is significant historically and aesthetically to West Melbourne.

Why is it significant?

Mezrich-house, or Abraham Smith's house, later Don Henry Fulton's office is significant.

- Historically, for the building's close link with the locally prominent Abraham Smith family and later as the long-term office of prize winning architect, D. H. Fulton (Criterion A); and
- Aesthetically (as reconstructed), a well-preserved and large row house design with distinctive detailing and form, indicating a custom design; also a contributory part of a small Edwardian and Victorian-era precinct (Criterion E).

Newstead or Ormiston house

444 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1878, 1913
View of place:	2015

Statement of Significance

What is significant?

House first owned by engineer, William Ormiston, in 1878 and renovated by his son, James Ormiston c1913, with Edwardian-era detailing applied to the old double gabled 1870s cottage form.

Contributory elements include:

- one storey parapeted brick and stuccoed row house;
- slim cemented cornice moulds, multiple vermiculated panels on the entablature, scrolls and brackets and a raised arched entablature, with house name, cemented swag and anthemion on top;
- face brick side and rear walls;
- slate clad double-gabled roof behind the parapet, with terracotta Edwardian-era ridge cappings, and cemented and corniced chimneys with terracotta Edwardian-era pots;
- front bullnose profile verandah with corrugated iron cladding, turned timber posts, fan pattern cast-iron frieze and integral brackets, all of Edwardian character;
- double-hung sash windows;
- four-panel entry door and toplight;
- dressed stone flags to verandah floor;
- pitched laneway and crossing; and
- contribution to valuable Victorian-era streetscape.

Facade bricks painted over, Victorian-era reproduction iron fence added and an unrelated roller door added over the pitched lane entry but the house remains true to the last development in the Edwardian-era.

How is it significant?

Newstead or Ormiston house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Newstead or Ormiston house is significant.

- Historically, for the close link with the engineering Ormiston family, an occupation that relates well to West Melbourne's industrial history; representative of two major growth periods in West Melbourne, the Edwardian and Victorian-eras (Criterion A); and
- Aesthetically, an unusual combination of two eras, Edwardian and Victorian-era, with distinctive vermiculated panels (Criterion E).

Underground Public Toilets Hawke Street and King Street Reserve

446 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Public Toilet
Date(s):	1938
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance

Victorian Heritage Register number: H2133

What is significant?

The underground men's public toilet in West Melbourne, built in 1938, is one of eleven built in Melbourne in the early twentieth century in response to public demand for public toilet facilities in Melbourne that were both sanitary and discreet. Street-level toilets were regarded as indecently open to public view. Underground toilets removed toilets from public view, and had already been built in Scotland, England and Sydney. The establishment in December 1890 of the Melbourne and Metropolitan Board of Works, responsible for building and maintaining an underground sewerage system, had provided the necessary infrastructure. The first underground public toilet in Melbourne, which included facilities for women as well as men, was opened in Russell Street in 1902. Several more were built before World War I: a men's in Queen Street in 1905; a men's and women's in Elizabeth Street opposite the Queen Victoria Market in 1907; a men's in Swanston Street in 1909 (now demolished); a women's in Elizabeth Street outside the GPO in 1910 (a men's was added in c1927); and a women's outside the Town Hall in Collins Street in 1914 (a men's was added c1960). A men's was built in Flinders Street in 1918. Four more were built in the Interwar period: this one in West Melbourne, one in Carlton, and two in East Melbourne (one of which has been demolished).

The underground public toilet is in a small park at the corner of King and Hawke Streets, West Melbourne, near the south end of the Errol Street shopping strip. Above ground elements are very similar to the earlier underground toilets built in Melbourne between 1902 and 1918, and consist of two stairway entrances enclosed by iron railings, iron gates and cast iron combined ventilation pipes and sign posts. An additional feature at ground level, found only on this toilet and the one in Carlton built in 1939, is the Moderne style polychrome brick ventilation shaft with decorative wrought iron panels. The toilet has now been decommissioned and the entrances are covered by concrete slabs. The condition of the interior is unknown.

Why is it significant?

The underground public toilet in West Melbourne is of historical and architectural significance to the state of Victoria.

How is it significant?

The underground public toilet in West Melbourne is of historical significance as one of the group of public toilets built in Melbourne in the early twentieth century which reflects an important era of sanitary, technological and social reform, as well as contemporary attitudes to public decency. It is a reflection of a major engineering achievement, the development of Melbourne's underground water, drainage and sewerage system, and the advances in sanitation and public health made possible, following the establishment of the Melbourne and Metropolitan Board of Works in 1890.

The underground public toilet in West Melbourne is of architectural significance as an example of an unusual building type, and of early twentieth century civic design. The iron railings, gates and columns and the brick ventilation shaft are of interest as examples of street furniture of the period.

Elm, Hawke Street and King Street Reserve

446 near King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Tree
Date(s):	1900-1918
View of place:	2015

Statement of Significance

What is significant?

Mature elms ('*Ulmus* sp.') are an indication of planting styles of the Victorian and Edwardian-eras before a more varied palette of tree selection was pursued post World War One.

Contributory elements include:

- mature elm ('*Ulmus*'sp.), Hawke Street and King Street Reserve, near 446 King Street -37.805317, 144.949171; and
- land within five metres of the root ball.

How is it significant?

This mature elm ('*Ulmus* sp.') is significant historically, aesthetically and for its rarity in West Melbourne.

Why is it significant?

This mature elm ('*Ulmus* sp.') is significant.

- Historically, as an indication of tree planting and selection in the Victorian and Edwardian- eras with the goal of beautification and creation of shade (Criterion A);
- Aesthetically, for its form and maturity as located in a reserve, where its growth pattern has been relatively unhindered (Criterion E); and
- Rarity, as one of the few remaining examples from a large number of street trees existing in the 1890s (CriterionB).

City of Melbourne Electric Supply Department pillar-box, Hawke Street and King Street Reserve

446 near King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Utility
Date(s):	1900s
View of place:	2015

Statement of Significance

What is significant?

City of Melbourne Electric Supply Department pillar-box located on the edge of the Hawke Street and King Street Reserve, is typical of pillar-boxes erected after 1900 when the Melbourne City Council Electric Supply Department commenced construction of a Direct Current electricity supply system for inner Melbourne.

Contributory elements include:

- rectangular cast-iron pillar-box
- pyramidal top;
- cast City emblems on side of pillar set in panels; and
- set on asphalt paved base.

How is it significant?

City of Melbourne Electric Supply Department pillar-box is located on the edge of the Hawke Street and King Street Reserve is significant historically and aesthetically to West Melbourne.

Why is it significant?

City of Melbourne Electric Supply Department pillar-box is located on the edge of the Hawke Street and King Street Reserve is significant.

- Historically, as symbolic in the advance of new City of Melbourne services in the West Melbourne area (Criterion A); and
- Aesthetically, for the ornamental castings that make up the box, that reflects the Victorian and Edwardian-era cast-iron decoration used on nearby houses and shops (Criterion E).

Gair Manufacturing Company Pty. Ltd. Bulk Store

461-467 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1935, 1998
View of place:	2015

Statement of Significance

What is significant?

Gair Manufacturing Company Pty. Ltd. bulk store designed by Norman Seabrook Architect, ARAIA in 1935, in Seabrook's trademark Dudok Modernist style.

Contributory elements include:

- two storey parapeted face brick warehouse;
- pitched roofs concealed behind the parapet;
- rectilinear, rounded-corner Modernistic form, facing Dudley and King Streets;
- coloured brickwork banding to accentuate horizontals;
- vertical massing elements as the entry bay;
- repeating window modules set in horizontal strips, with cemented streamline window hood; and
 - the contribution to a minor Modernist streetscape at this corner, with the similarly Modernistic 469-471 King Street adjoining.

Bricks painted over, ground level yellow brick rendered; new visually related windows at ground level set in deeper openings; new entry in a similar style to building.

How is it significant?

The Gair Manufacturing Company Pty. Ltd. Bulk Store is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Gair Manufacturing Company Pty. Ltd. Bulk Store is significant.

- Historically, for the association with the Gair company and the firm's expansion that paralleled service during World War Two (Criterion A); and
- Aesthetically, as an altered but good example of European Modernism by Norman Seabrook, the designer claimed to be the instigator of this style in Victoria in 1934 (Criterion E).

West Melbourne Police Station, later Fibrous Plaster Manufacturers Association of Victoria offices

469-471 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house, offices
Date(s):	1884, 1952-3, 1993
View of place:	2015

Statement of Significance

What is significant?

Offices, police station, and dwelling designed 1952-3 for the Fibrous Plaster Manufacturers Association by Edgar H Alexander LRAIA that included a rebuild of two brick row houses built for a Mrs Ann Brown in 1884.

Contributory elements include:

- two-storey parapeted, brick and cement Modernist façade to King Street;
- red brick to south side wall;
- windows set in horizontal bands or streamlined strips;
- projecting cemented moulds delineating parapet and window strips;
- heeler brick infill between windows as part of the banding;
- tiles or tile like cementing as façade banding;
- rolled-edge cast cement reveals to the entry;
- Victoria coat of arms 'Quality and Integrity' as an indication of the police occupation;
- Victorian-era row house roof forms and walls behind; and
- contribution to a minor Modernist streetscape at this corner, with the Modernistic 461 King Street adjoining.

Façade steel-framed windows replaced; bricks and façade tiles painted over; Victoria coat of arms modified.

How is it significant?

West Melbourne Police Station, later Fibrous Plaster Manufacturers Association of Victoria offices, is significant historically, socially and aesthetically to West Melbourne.

Why is it significant?

West Melbourne Police Station, later Fibrous Plaster Manufacturers Association of Victoria offices, is significant.

- Historically, and socially, for the long-term occupation of both phases of the building's development by the Victoria Police, as a West Melbourne public building (see coat of arms); also expressive, by the extent of the 1952-3 works, of the era before post-war restrictions were lifted on non-residential building works and the competing need for a building related association to present a modern face to the world (Criterion A, G); and
- Aesthetically, as an altered but adept Modernist design, coupled with the adjoining building as examples of this stylistic theme (Criterion E).

Tame and Company factory
511 King Street, WEST MELBOURNE

Demolished

Mair's row houses, part 555-557 King Street

555 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1875
View of place:	2015

Statement of Significance

What is significant?

Row house pair erected by Stephen Mair in 1875.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- cemented dentilated cornice moulds, blocks and brackets;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and brackets also the rare lyre pattern balustrade panel;
- double-hung sash windows, with 3 lights at ground floor;
- four-panel entry door and toplight; and
- cast-iron palisade front fences and gates on dressed stone footings.

How is it significant?

Mair's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Mair's row houses are significant.

- Historically, for the association with Stephen Mair before he joined the veritable Samuel Amess firm, one of the builder-developers typical of West Melbourne, and representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved early row house design with a rare cast-iron detailing (Criterion E).

Mair's row house, part 555-557 King Street

557 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1875
View of place:	2015

Statement of Significance

What is significant?

Row house pair erected by Stephen Mair in 1875.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- cemented dentilated cornice moulds, blocks and brackets;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and brackets also the rare lyre pattern balustrade panel;
- double-hung sash windows, with 3 lights at ground floor;
- four-panel entry door and toplight; and
- cast-iron palisade front fences and gates on dressed stone footings.

How is it significant?

Mair's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Mair's row houses are significant.

- Historically, for the association with Stephen Mair before he joined the veritable Samuel Amess firm, one of the builder-developers typical of West Melbourne, and representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved early row house design with a rare cast-iron detailing (Criterion E).

Burnside House, part Houston's row houses 581-583 King Street

581 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Row house pair built in 1883 for Hugh Houston, partner in a pioneering ship building company, to the design of prolific local architect, Henry Shalless.

Contributory elements include:

- two stuccoed brick, two storey row houses;
- parapets, with distinctive full arched raised entablatures, shells, and flanking piers and urns above the scrolled name panel;
- cemented chimneys and terracotta pots above the pitched main roofs;
- Two level cast iron verandahs with ornate friezes, brackets and balustrading, dentilated eaves and a concave corrugated iron clad roof;
- arched and architraved double-hung sash windows, with panelled sills and pilasters;
- an ornate entrance with a deeply panelled door, spoked fanlight connected to panelled side lights;
- tiled verandah;
- double palisade Iron picket fences set on dressed basalt at the frontage, with cemented piers and orbs, also scrolled yard dividing walls;
- large face brick service wings, with face brick to side of 581 (bricks painted over);
- corner siting for 581 King Street; and
- contribution as a valuable corner element in a richly decorated and significant Victorian-era residential streetscape from Roden to Hawke Streets.

Bricks painted over on the side wall of 581.

How is it significant?

Houston's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Houston's row houses are significant.

- Aesthetically, as one of the relatively small number of architect designs within this common row house form in West Melbourne, the houses are well-preserved, richly ornamented in a competent manner, and are a valuable part of a significant Victorian-era streetscape (Criterion E); and
- Historically, two of a row of speculative houses, aimed at an aspiring market, and associated with an old West Melbourne resident, Houston, who developed a number of other properties in the area and helped form one of the Colony's first ship building works (Criterion A).

Burnside House, part Houston's row houses 581-583 King Street

583 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Row house pair built in 1883 for Hugh Houston, partner in a pioneering ship building company, to the design of prolific local architect, Henry Shalless.

Contributory elements include:

- two stuccoed brick, two storey row houses;
- parapets, with distinctive full arched raised entablatures, shells, and flanking piers and urns above the scrolled name panel;
- cemented chimneys and terracotta pots above the pitched main roofs;
- Two level cast iron verandahs with ornate friezes, brackets and balustrading, dentilated eaves and a concave corrugated iron clad roof;
- arched and architraved double-hung sash windows, with panelled sills and pilasters;
- an ornate entrance with a deeply panelled door, spoked fanlight connected to panelled side lights;
- tiled verandah;
- double palisade Iron picket fences set on dressed basalt at the frontage, with cemented piers and orbs, also scrolled yard dividing walls;
- large face brick service wings, with face brick to side of 581 (bricks painted over);
- corner siting for 581 King Street; and
- contribution as a valuable corner element in a richly decorated and significant Victorian-era residential streetscape from Roden to Hawke Streets.

Bricks painted over on the side wall of 581.

How is it significant?

Houston's row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Houston's row houses are significant.

- Aesthetically, as one of the relatively small number of architect designs within this common row house form in West Melbourne, the houses are well-preserved, richly ornamented in a competent manner, and are a valuable part of a significant Victorian-era streetscape (Criterion E); and
- Historically, two of a row of speculative houses, aimed at an aspiring market, and associated with an old West Melbourne resident, Houston, who developed a number of other properties in the area and helped form one of the Colony's first ship building works (Criterion A).

Bell's house, part row houses, 585-587 King Street

585 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Two row houses built by John Bell in 1883.

Contributory elements include:

- two storey, parapeted dichrome brick row houses, 587 more ornate and with a wider frontage;
- detailing of segmentally arched cemented raised entablatures flanked by cast iron finials set on incised (585) piers;
- vermiculated blocks on 587;
- cast iron verandahs of two levels, with friezes, brackets and balustrade panels with balusters;
- ornamented brick verandah end walls, with 587 being thicker than 585;
- double-hung sash windows with segmental arches on 585;
- ornate arched entrance with panelled side lights and fanlight at 587 and a more austere flat-arched entrance, toplight only, at 585, as indicators of their relative status;
- tiled verandah floor;
- double palisade iron front fences on dressed stone plinths, with ornamented cement piers and scrolled dividing walls, plus orbs or finials; and
- contribution as part of a valuable Victorian-era residential streetscape.

Fence and parapet finials and urns are missing, as minor changes to the house exteriors.

How is it significant?

These row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

These row houses are significant.

- Aesthetically, as well-preserved and ornate examples of a common row house type in West Melbourne and contributory part of a significant Victorian-era streetscape (Criterion E); and
- Historically, as custom built row houses they contrast to the more typical speculative dwellings of West Melbourne; and are representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Victoria House or Dewar's house, part row houses, 585-587 King Street

587 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

One of two row houses built by John Bell in 1883, 587 King Street being for a butcher, James Dewar.

Contributory elements include:

- two storey, parapeted dichrome brick row houses, 587 more ornate and with a wider frontage;
- detailing of segmentally arched cemented raised entablatures flanked by cast iron finials set on incised (585) piers;
- vermiculated blocks on 587;
- cast iron verandahs of two levels, with friezes, brackets and balustrade panels with balusters;
- ornamented brick verandah end walls, with 587 being thicker than 585;
- double-hung sash windows with segmental arches on 585;
- ornate arched entrance with panelled side lights and fanlight at 587 and a more austere flat-arched entrance, toplight only, at 585, as indicators of their relative status;
- tiled verandah floor;
- double palisade iron front fences on dressed stone plinths, with ornamented cement piers and scrolled dividing walls, plus orbs or finials; and
- contribution as part of a valuable Victorian-era residential streetscape.

Fence and parapet finials and urns are missing, as minor changes to the house exteriors.

How is it significant?

These row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

These row houses are significant.

- Aesthetically, as well-preserved and ornate examples of a common row house type in West Melbourne and contributory part of a significant Victorian-era streetscape (Criterion E); and
- Historically, as custom built row houses they contrast to the more typical speculative dwellings of West Melbourne; and are representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Frederick Stones' row houses, part 589-591 King Street

589 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1882
View of place:	2015

Statement of Significance

What is significant?

Row houses built by West Melbourne contractor, Frederick Stones in 1882.

Contributory elements include:

- two storey, stuccoed brick parapeted row house pair, set close to the street;
- rectangular cemented raised parapet entablature, flanked by orbs and urns at the piers and partywalls;
- very ornate two level cast iron verandahs, with panelled friezes, brackets, fluted posts, and dentilated eaves;
- cemented and corniced chimneys;
- cemented architraves to openings;
- double-hung sash windows with three lights at ground level;
- entrances with spoked fanlights;
- tiled verandah floor;
- double palisade iron fences; and
- contribution to a valuable Victorian-era residential streetscape.

How is it significant?

Frederick Stones' row houses, 589-591 King Street are significant historically and aesthetically to West Melbourne.

Why is it significant?

Frederick Stones' row houses, 589-591 King Street, are significant.

- Aesthetically, as a well-preserved example of a common row house type and part of a significant Victorian-era Streetscape (Criterion E); and
- Historically, a good example of the many Stones developments in the West Melbourne area and another example of speculative row house development; also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Frederick Stones' row houses, part 589-591 King Street

591 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1882
View of place:	2015

Statement of Significance

What is significant?

Row houses built by West Melbourne contractor, Frederick Stones in 1882.

Contributory elements include:

- two storey, stuccoed brick parapeted row house pair, set close to the street;
- rectangular cemented raised parapet entablature, flanked by orbs and urns at the piers and party walls;
- very ornate two level cast iron verandahs, with panelled friezes, brackets, fluted posts, and dentilated eaves;
- cemented and corniced chimneys;
- cemented architraves to openings;
- double-hung sash windows with three lights at ground level;
- entrances with spoked fanlights;
- tiled verandah floor;
- double palisade iron fences; and
- contribution to a valuable Victorian-era residential streetscape.

How is it significant?

Frederick Stones' row houses, 589-591 King Street are significant historically and aesthetically to West Melbourne.

Why is it significant?

Frederick Stones' row houses, 589-591 King Street, are significant.

- Aesthetically, as a well-preserved example of a common row house type and part of a significant Victorian-era Streetscape (Criterion E); and
- Historically, a good example of the many Stones developments in the West Melbourne area and another example of speculative row house development; also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Frederick Stones' row houses, part 595-597 King Street

595 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1903
View of place:	2015

Statement of Significance

What is significant?

Row houses built by Frederick Stones junior between 1894 (597) and 1903 (595).

Contributory elements include:

- a two storey, parapeted row house pair derived from the Italian Renaissance Revival style;
- cemented rectangular raised entablatures, flanked by scrolls;
- bracketed corbel which terminates the verandah side wall
- ornate two level cast iron verandahs, with panelled friezes, brackets, fluted posts, and dentilated eaves;
- unusual stuccoed porch which links the verandah with the boundary;
- cemented and corniced chimneys;
- cemented architraves to openings;
- entrances with spoked fanlights;
- double-hung sash windows with three lights at ground level;
- tiled verandah;
- double palisade iron fences;
- outbuildings, brick walling at rear of 597; and
- contribution to a valuable Victorian-era residential streetscape.

Some parapet urns/orbs missing.

How is it significant?

Frederick Stones' row houses, 595-597 King Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Frederick Stones' row houses, 595-597 King Street, are significant.

- Aesthetically, an unusual late and near original, 20th Century variation on a common row house type in West Melbourne, built with the 19th century Italian Renaissance vocabulary in a period when English Medieval revival stylism had been active for over a decade; also for the contribution to a significant Victorian-era streetscape which epitomises the period (Criterion E); and
- Historically, good examples of the later Stones family developments and one of many in that street and the area; representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Frederick Stones' row houses, part 595-597 King Street

597 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1894
View of place:	2015

Statement of Significance

What is significant?

Row houses built by Frederick Stones junior between 1894 (597) and 1903 (595).

Contributory elements include:

- a two storey, parapeted row house pair derived from the Italian Renaissance Revival style;
- cemented rectangular raised entablatures, flanked by scrolls;
- bracketed corbel which terminates the verandah side wall
- ornate two level cast iron verandahs, with panelled friezes, brackets, fluted posts, and dentilated eaves;
- unusual stuccoed porch which links the verandah with the boundary;
- cemented and corniced chimneys;
- cemented architraves to openings;
- entrances with spoked fanlights;
- double-hung sash windows with three lights at ground level;
- tiled verandah;
- double palisade iron fences;
- outbuildings, brick walling at rear of 597; and
- contribution to a valuable Victorian-era residential streetscape.

Some parapet urns/orbs missing.

How is it significant?

Frederick Stones' row houses, 595-597 King Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Frederick Stones' row houses, 595-597 King Street, are significant.

- Aesthetically, an unusual late and near original, 20th Century variation on a common row house type in West Melbourne, built with the 19th century Italian Renaissance vocabulary in a period when English Medieval revival stylism had been active for over a decade; also for the contribution to a significant Victorian-era streetscape which epitomises the period (Criterion E); and
- Historically, good examples of the later Stones family developments and one of many in that street and the area; representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

James Oliver's row houses, part 599-601 King Street

599 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1874-5
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by James Oliver that included 599 King Street (built in 1874-75) and 601 King Street (built by 1879).

Contributory elements include:

- two storey, stuccoed brick and parapeted row house pair, each with a wide frontage;
- face brick side wall to lane for 601 with scalloped parapet profile;
- arched parapet entablatures with flanking scrolls and associated urns or orbs;
- two level cast iron verandahs, with panelled friezes, brackets, dentilated eaves, and balustrade panels of an unusual pattern (possibly imported);
- tiled pathways and verandahs;
- cemented and corniced chimneys;
- cemented architraves to openings;
- double palisade iron fences on dressed stone plinths, with cemented piers;
- large top and side lit entrance doorways that are unusual for the early construction date; and
- contribution part of a valuable residential streetscape.

How is it significant?

James Oliver's row houses, 599-601 King Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

James Oliver's row houses, 599-601 King Street, are significant.

- Aesthetically, as an early, generally original example of a common row house form with interesting iron details also a contributory part of a significant Victorian-era streetscape (Criterion E); and
- Historically, a well-preserved example of a builder-owner developer who chose to live in his product and thus built a relatively well-appointed pair of houses; also closely associated with James Oliver and his family who were well publicised nationally after his death; and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

James Oliver's row houses, part 599-601 King Street

601 King Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by James Oliver that included 599 King Street (built in 1874-75) and 601 King Street (built by 1879).

Contributory elements include:

- two storey, stuccoed brick and parapeted row house pair, each with a wide frontage;
- face brick side wall to lane for 601 with scalloped parapet profile;
- arched parapet entablatures with flanking scrolls and associated urns or orbs;
- two level cast iron verandahs, with panelled friezes, brackets, dentilated eaves, and balustrade panels of an unusual pattern (possibly imported);
- tiled pathways and verandahs;
- cemented and corniced chimneys;
- cemented architraves to openings;
- double palisade iron fences on dressed stone plinths, with cemented piers;
- large top and side lit entrance doorways that are unusual for the early construction date; and
- contribution part of a valuable residential streetscape.

How is it significant?

James Oliver's row houses, 599-601 King Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

James Oliver's row houses, 599-601 King Street, are significant.

- Aesthetically, as an early, generally original example of a common row house form with interesting iron details also a contributory part of a significant Victorian-era streetscape (Criterion E); and
- Historically, a well-preserved example of a builder-owner developer who chose to live in his product and thus built a relatively well-appointed pair of houses; also closely associated with James Oliver and his family who were well publicised nationally after his death; and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

**Edward J. and Samuel Spink workshop, also J. B. Watson's stores, later
Molloy and Co, hide and skin merchants**

488-494 La Trobe Street, WEST MELBOURNE

Demolished

Sturgess row houses, part 1-9 Miller Street

1 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873-4
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Sturgess: the first stage in late 1873 of four one-storey houses (3-9 Miller Street) and one two-storey house (1 Miller Street), with the additional second levels to 3-9 Miller Street following soon after.

Contributory elements include:

- two storey parapeted stuccoed houserow;
- cemented cornice moulds, rosettes and brackets;
- fluted string mould on 1 Miller Street;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced and barrel top chimneys;
- two storey cast-iron verandah, early bellied cast-iron balustrading (3-9 Miller Street), panelled frieze and brackets also quarry tiled floors;
- single level distinctive arcaded verandah in the Italian Renaissance Revival manner (1 Miller Street) set on cast-iron columns;
- double-hung sash windows on 1 Miller Street, with cemented architraves and moulded hoods;
- double-hung sash windows, with a French door at each upper level (3-9);
- four-panel entry door and toplight;
- cast-iron palisade front fences, integral with the arcade at 1 Miller Street; and
- contribution to valuable Victorian-era streetscape.

Side elevation of 1 Miller Street has been altered, and a garage and high masonry wall added to the Curzon Street frontage; new concrete verandah floor and removal of lower level cast iron detailing at 3-9 Miller St; bricks painted over or rendered; minor changes to upper level frieze 3 Miller Street.

How is it significant?

The Sturgess row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Sturgess row houses are significant.

- Historically, as in part the long-term residence of William Sturgess one of West Melbourne most successful developers and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, for the distinctive arcaded end bay to the terrace, and uncommon cast-iron detailing also as contributory to a significant Victorian-era streetscape (Criterion E).

Sturgess row house, part 1-9 Miller Street

3 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873-4
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Sturgess: the first stage in late 1873 of four one-storey houses (3-9 Miller Street) and one two-storey house (1 Miller Street), with the additional second levels to 3-9 Miller Street following soon after.

Contributory elements include:

- two storey parapeted stuccoed house row;
- cemented cornice moulds, rosettes and brackets;
- fluted string mould on 1 Miller Street;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced and barrel top chimneys;
- two storey cast-iron verandah, early bellied cast-iron balustrading (3-9 Miller Street), panelled frieze and brackets also quarry tiled floors;
- single level distinctive arcaded verandah in the Italian Renaissance Revival manner (1 Miller Street) set on cast-iron columns;
- double-hung sash windows on 1 Miller street, with cemented architraves and moulded hoods;
- double-hung sash windows, with a French door at each upper level (3-9);
- four-panel entry door and toplight;
- cast-iron palisade front fences, integral with the arcade at 1 Miller Street; and
- contribution to valuable Victorian-era streetscape.

Side elevation of 1 Miller Street has been altered, and a garage and high masonry wall added to the Curzon Street frontage; new concrete verandah floor and removal of lower level cast iron detailing at 3-9 Miller St; bricks painted over or rendered; minor changes to upper level frieze 3 Miller Street.

How is it significant?

The Sturgess row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Sturgess row houses are significant.

- Historically, as in part the long-term residence of William Sturgess one of West Melbourne most successful developers and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, for the distinctive arcaded end bay to the terrace, and uncommon cast-iron detailing also as contributory to a significant Victorian-era streetscape (Criterion E).

Sturgess row house, part 1-9 Miller Street

5 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873-4
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Sturgess: the first stage in late 1873 of four one-storey houses (3-9 Miller Street) and one two-storey house (1 Miller Street), with the additional second levels to 3-9 Miller Street following soon after.

Contributory elements include:

- two storey parapeted stuccoed house row;
- cemented cornice moulds, rosettes and brackets;
- fluted string mould on 1 Miller Street;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced and barrel top chimneys;
- two storey cast-iron verandah, early bellied cast-iron balustrading (3-9 Miller Street), panelled frieze and brackets also quarry tiled floors;
- single level distinctive arcaded verandah in the Italian Renaissance Revival manner (1 Miller Street) set on cast-iron columns;
- double-hung sash windows on 1 Miller street, with cemented architraves and moulded hoods;
- double-hung sash windows, with a French door at each upper level (3-9);
- four-panel entry door and toplight;
- cast-iron palisade front fences, integral with the arcade at 1 Miller Street; and
- contribution to valuable Victorian-era streetscape.

Side elevation of 1 Miller Street has been altered, and a garage and high masonry wall added to the Curzon Street frontage; new concrete verandah floor and removal of lower level cast iron detailing at 3-9 Miller St; bricks painted over or rendered; minor changes to upper level frieze 3 Miller Street.

How is it significant?

The Sturgess row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Sturgess row houses are significant.

- Historically, as in part the long-term residence of William Sturgess one of West Melbourne most successful developers and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, for the distinctive arcaded end bay to the terrace, and uncommon cast-iron detailing also as contributory to a significant Victorian-era streetscape (Criterion E).

Sturgess row house, part 1-9 Miller Street

7 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873-4
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Sturgess: the first stage in late 1873 of four one-storey houses (3-9 Miller Street) and one two-storey house (1 Miller Street), with the additional second levels to 3-9 Miller Street following soon after.

Contributory elements include:

- two storey parapeted stuccoed house row;
- cemented cornice moulds, rosettes and brackets;
- fluted string mould on 1 Miller Street;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced and barrel top chimneys;
- two storey cast-iron verandah, early bellied cast-iron balustrading (3-9 Miller Street), panelled frieze and brackets also quarry tiled floors;
- single level distinctive arcaded verandah in the Italian Renaissance Revival manner (1 Miller Street) set on cast-iron columns;
- double-hung sash windows on 1 Miller street, with cemented architraves and moulded hoods;
- double-hung sash windows, with a French door at each upper level (3-9);
- four-panel entry door and toplight;
- cast-iron palisade front fences, integral with the arcade at 1 Miller Street; and
- contribution to valuable Victorian-era streetscape.

Side elevation of 1 Miller Street has been altered, and a garage and high masonry wall added to the Curzon Street frontage; new concrete verandah floor and removal of lower level cast iron detailing at 3-9 Miller St; bricks painted over or rendered; minor changes to upper level frieze 3 Miller Street.

How is it significant?

The Sturgess row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Sturgess row houses are significant.

- Historically, as in part the long-term residence of William Sturgess one of West Melbourne most successful developers and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, for the distinctive arcaded end bay to the terrace, and uncommon cast-iron detailing also as contributory to a significant Victorian-era streetscape (Criterion E).

Sturgess row house, part 1-9 Miller Street

9 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873-4
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Sturgess: the first stage in late 1873 of four one-storey houses (3-9 Miller Street) and one two-storey house (1 Miller Street), with the additional second levels to 3-9 Miller Street following soon after.

Contributory elements include:

- two storey parapeted stuccoed house row;
- cemented cornice moulds, rosettes and brackets;
- fluted string mould on 1 Miller Street;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced and barrel top chimneys;
- two storey cast-iron verandah, early bellied cast-iron balustrading (3-9 Miller Street), panelled frieze and brackets also quarry tiled floors;
- single level distinctive arcaded verandah in the Italian Renaissance Revival manner (1 Miller Street) set on cast-iron columns;
- double-hung sash windows on 1 Miller street, with cemented architraves and moulded hoods;
- double-hung sash windows, with a French door at each upper level (3-9);
- four-panel entry door and toplight;
- cast-iron palisade front fences, integral with the arcade at 1 Miller Street; and
- contribution to valuable Victorian-era streetscape.

Side elevation of 1 Miller Street has been altered, and a garage and high masonry wall added to the Curzon Street frontage; new concrete verandah floor and removal of lower level cast iron detailing at 3-9 Miller St; bricks painted over or rendered; minor changes to upper level frieze 3 Miller Street.

How is it significant?

The Sturgess row houses are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Sturgess row houses are significant.

- Historically, as in part the long-term residence of William Sturgess one of West Melbourne most successful developers and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, for the distinctive arcaded end bay to the terrace, and uncommon cast-iron detailing also as contributory to a significant Victorian-era streetscape (Criterion E).

Relwof or Fowler house, and palm

26 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1913
View of place:	2015

Statement of Significance

What is significant?

House built by Charles H. Little for Angelina and her husband, Henry Fowler, a fitter, in 1913, on the site of the Melbourne Benevolent Asylum of 1851.

Contributory elements include:

- single storey red brick Federation Bungalow style house;
- cream brick trimming at openings;
- asymmetrical floor plan;
- hipped main roof and gabled bay roof, with textured stucco and trussing in the gable end;
- gabled dormer window;
- unglazed terra-cotta Marseilles pattern roof tiles to main and window hood roofs, with terra-cotta finials and cappings;
- red brick chimneys with corbelled and cemented tops;
- timber framed bayed verandah with fretted and slatted friezes and balustrading;
- casement lead-light window groups, with top lights;
- door with top and side lights;
- mature palm in front garden; and
- contribution as a key element in an important, largely Edwardian-era streetscape that symbolises the former Benevolent Asylum site.

The front fence appears to from the Interwar period and is well-preserved.

How is it significant?

Relwof or Fowler house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Relwof or Fowler house is significant.

- Historically, as symbolic, with nearby houses also built at this time, of the historically significant former Melbourne Benevolent Asylum (Criterion A); and
- Aesthetically, as a well-preserved and highly articulated Federation Bungalow set on a confined but elevated site and as a key element in an important, largely Edwardian-era streetscape (Criterion E).

Allandale or Allen's houses, part 37-39 Miller Street

37 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Row houses built for manager of the local auctioneering business of Messrs G. D. Langridge and Sons, James R. Allen, in 1887.

Contributory elements include:

- a two-storey stuccoed brick row house pair;
- scrolled, arched-shape parapet cemented entablatures with swags and the house names thereon;
- simple ornament for the late construction date;
- cast-iron verandahs of two levels, with concave corrugated iron clad roof, panelled friezes, and brackets;
- double-hung sash windows with 3 light windows at ground level;
- iron fences and gates on stone plinths, and scrolled profile garden walls with cemented capped piers; and
- contribution as a major part of a 19th century residential streetscape consisting of stuccoed row houses of a similar form, but varying in scale.

The parapet urns or orbs are gone, and the side wall bricks painted over as minor changes to these houses.

How is it significant?

Allen's houses, 37-39 Miller Street are significant historically and aesthetically to West Melbourne.

Why is it significant?

Allen's houses, 37-39 Miller Street are significant.

- Aesthetically, as a relatively late but near original example of a common type which contributes to a significant residential streetscape (Criterion E);
- Historically, representative of a major growth period (Victorian-era) in West Melbourne and for the link with J R Allen, a prominent local community member in the late Victorian-era (Criterion A).

Fortune or Allan's houses, part 37-39 Miller Street

39 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Row houses built for manager of the local auctioneering business of Messrs G. D. Langridge and Sons, James R. Allen, in 1887.

Contributory elements include:

- a two-storey stuccoed brick row house pair;
- scrolled, arched-shape parapet cemented entablatures with swags and the house names thereon;
- simple ornament for the late construction date;
- cast-iron verandahs of two levels, with concave corrugated iron clad roof, panelled friezes, and brackets;
- double-hung sash windows with 3 light windows at ground level;
- iron fences and gates on stone plinths, and scrolled profile garden walls with cemented capped piers; and
- contribution as a major part of a 19th century residential streetscape consisting of stuccoed row houses of similar form, but varying in scale.

The parapet urns/orbs are gone, side wall bricks painted over.

How is it significant?

Allen's houses, 37-39 Miller Street are significant historically and aesthetically to West Melbourne.

Why is it significant?

Allen's houses, 37-39 Miller Street are significant

- Aesthetically, as a relatively late but near original example of a common type which contributes to a significant residential streetscape (Criterion E); and
- Historically, representative of a major growth period in West Melbourne (Criterion A).

Valkyrie or Bjornsen's house

44 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1914
View of place:	2015

Statement of Significance

What is significant?

House built by Robert Thackwray for mariner Bjorn Robert Bjornsen in 1914 on the site of the Melbourne Benevolent Asylum.

Contributory elements include:

- single storey elevated red brick transitional Federation Bungalow style house;
- asymmetrical floor plan;
- slate clad, hipped main roof and gabled bay roof, with textured stucco and half-timbering in the gable end;
- red brick chimneys with corbelled cemented tops;
- timber framed front verandah with slatted friezes, brackets and balustrading;
- casement lead-light (part) window groups, with top lights;
- bowed window bay with pressed metal spandrel;
- door with top and panelled side lights;
- steps and cemented stair walls in front garden;
- rare brick and wire front fence with cushion caps to piers and fine scrolling on the wirework; and
- contribution as a key element in an important, largely Edwardian-era streetscape that symbolises the former Benevolent Asylum site.

Part of the brickwork is painted over.

How is it significant?

Valkyrie or Bjornsen's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Valkyrie or Bjornsen's house is significant.

- Historically, as symbolic, with nearby houses also built at this time, of the historically significant former Melbourne Benevolent Asylum (Criterion A), and
- Aesthetically, a well-preserved and transitional Federation Bungalow with elements from the Victorian-era styles still visible, set on a confined but elevated site as a key element in an important, largely Edwardian-era streetscape (Criterion E).

Britannia Tie Company Pty. Ltd. factory

60-80 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1922
View of place:	2015

Statement of Significance

What is significant?

Former tie factory designed by well-regarded architects, Ballantyne and Hare (Architects and Engineers) of Melbourne and Sydney, acting for the Britannia Tie Company Pty. Ltd., and built on the site of the Melbourne Benevolent Asylum of 1851.

Contributory elements include:

- red brick parapeted Interwar Arts and Crafts style factory building on one level, with a concrete slab trafficable roof;
- corner siting on a hillside;
- five-bay main elevation to Miller Street focussed on a distinctive Romanesque-like central brick archway with lunette,
- stepped parapet and large keystone;
- similar seven bay side elevations, plain at rear;
- strongly expressed piers delineate each bay with terra-cotta cappings and soldier coursing atop each;
- terracotta string moulds and soldier coursing over openings, with wrought iron balustrading using a saltire cross motif for the roof;
- multi-pane glazing in steel frames to the main windows with an unusual roundel centred on each opening and bullnose sills;
- suspended flat roof canopy over the entry; and
- contribution as part of the Edwardian-era and Interwar redevelopment of the Melbourne Benevolent Asylum site.

In 1990-1992 redevelopment of the site as residences meant a new fence added in place of a timber framed wire fence and an added visually related Post-Modern style upper level in response to prevailing heritage issues while keeping the original building as relatively well-preserved.

How is it significant?

Britannia Tie Company Pty. Ltd. factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

Britannia Tie Company Pty. Ltd. factory is significant.

- Historically, as symbolic, with nearby houses also built around this time, of the historically significant former Melbourne Benevolent Asylum site also part of the Interwar surge of industrial development that has left its mark in West Melbourne and, by the nature of the 1990s addition, an indication of heritage policies of the time (Criterion A); and
- Aesthetically, uncommon as an essentially well-preserved Arts and Crafts style factory with fine and distinctive detailing (Criterion E).

Stormont Terrace or Ramage's row houses, part 90-92 Miller Street

90 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by Ascot Vale builder, James Thurgood for the messenger and investor, John Ramage, to the design of the noted architect, Evander McIver.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- cemented cornice moulds, parapet balustrading, and brackets with a raised shared arched entablature;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with Corinthian derived column order, cast-iron frieze and integral brackets also an uncommon balustrade pattern;
- double-hung sash windows, with French doors on upper level of 92;
- segmentally arched openings;
- four-panel entry doors, side and top lights; and
- cast-iron double palisade front fence and gates on high, dressed stone footings, with cemented piers and scrolled garden walls.

Integrity is good despite some cemented detailing missing, stone painted over.

How is it significant?

Stormont Terrace or Ramage's row house pair is significant historically and aesthetically to West Melbourne and aesthetically to the City of Melbourne.

Why is it significant?

Stormont Terrace or Ramage's row house pair is significant.

- Historically, as representative of a major growth period in West Melbourne and closely linked with the Ramage family who were active locally (Criterion A); and
- Aesthetically, a well-preserved custom house design by well known architect, Evander McIver, with distinctive detailing and finish (Criterion E) .

Stormont Terrace or Ramage's row houses, part 90-92 Miller Street

92 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by Ascot Vale builder, James Thurgood for the messenger and investor, John Ramage, to the design of the noted architect, Evander McIver.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- cemented cornice moulds, parapet balustrading, and brackets with a raised shared arched entablature;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with Corinthian derived column order, cast-iron frieze and integral brackets also an uncommon balustrade pattern;
- double-hung sash windows, with French doors on upper level of 92;
- segmentally arched openings;
- four-panel entry doors, side and top lights; and
- cast-iron double palisade front fence and gates on high, dressed stone footings, with cemented piers and scrolled garden walls.

Integrity is good despite some cemented detailing missing, stone painted over.

How is it significant?

Stormont Terrace or Ramage's row house pair is significant historically and aesthetically to West Melbourne and aesthetically to the City of Melbourne.

Why is it significant?

Stormont Terrace or Ramage's row house pair is significant.

- Historically, as representative of a major growth period in West Melbourne and closely linked with the Ramage family who were locally prominent (Criterion A); and
- Aesthetically, a well-preserved custom house design by well known architect, Evander McIver, with distinctive detailing and finish (Criterion E).

Robert Finlay's house

106 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1861
View of place:	2015

Statement of Significance

What is significant?

Stone house built for banker, Robert Finlay by William Little in 1861.

Contributory elements include:

- simply elevated, bluestone house in the Colonial Georgian style
- parapeted, symmetrical facade;
- faced with basalt masonry with dressed cornice, quoins plinth and sills.
- side-walls are coursed rubble;
- twin hipped main roof;
- red brick chimneys, with corbelled tops;
- double-hung sash windows; and
- contribution as a prominently sited house on an elevated corner, once overlooking the bay and railway yards, but in a mixed streetscape of industrial and residential uses.

Integrity is good despite the fence (presumed timber picket) and the door having been replaced; a rear brick addition (bricks painted over); part of the side wall painted over; new tiles added to sill; new concrete paving at front; and new fibre cement sheet roofing. Other sundry services and out buildings have also been added.

How is it significant?

Robert Finlay's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Robert Finlay's house is significant.

- Aesthetically, a simply detailed stone house which is both early for its locality and representative of a part of the locality's early history (stone quarrying along the Moonee Ponds Creek and Maribyrnong River); one of a small group of bluestone parapeted detached houses built during the post Gold era in Melbourne and Victoria, the parapeted form being more demanding to construct and more common in commercial stone buildings (Criterion E); and
- Historically, representative of the first major growth period (early Victorian-era) in West Melbourne and associated with the Finlay family who were linked with the early history of the Colonial Bank of Australasia in the Colony (Criterion A).

O'Brien's grocer's shop and residence

112 Miller Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1889
View of place:	2015

Statement of Significance

What is significant?

Shop and residence built by W. H. Bullows in 1889 for grocers, Patrick and Bridget O'Brien.

Contributory elements include:

- two storey Victorian-era stuccoed shop and residence in the Italian Renaissance Revival style;
- face brick to part side and rear walls, with string moulds;
- balustraded main parapet, with piers, rosettes and panels, scrolling down at Lothian Street elevation termination;
- main upper level fenestration in the serlian pattern, with moulded cement architraves, panelled and bracketed sills, and keystones also ornamental wall vents;
- Corinthian order pilasters with reeded shafts on the upper level, Doric on the lower;
- cemented cornice and string moulds, with dentilation;
- double-hung sash windows;
- part shopfront (form only) with relatively high first level; and
- corner sting typical of building use.

Integrity is good despite the shopfront joinery being new.

How is it significant?

O'Brien's grocer's shop and residence is significant historically and aesthetically to West Melbourne.

Why is it significant?

O'Brien's grocer's shop and residence is significant

- Historically, representative of a major growth period in West Melbourne, as a corner shop over a long period serving this part of West Melbourne where the O'Briens were well known (Criterion A); and
- Aesthetically, a well-preserved Italian Renaissance Revival shop and residence with uncommon detailing, suggesting an architect design (Criterion E).

Peacock's row houses, part 30-32 Milton Street

30 Milton Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1886
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by John Peacock in 1886.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- plain cemented cornice moulds, blocks and brackets;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- one storey timber framed verandah with a concave profile roof clad with corrugated iron;
- panelled cast-iron serpentine frieze;
- double-hung sash windows;
- four-panel entry door and toplight;
- cast-iron palisade front fence on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Peacock's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Peacock's row houses are significant.

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne and, associated with local contractor, John Peacock, who is typical of Victorian-era West Melbourne developers as well as being active in the West Melbourne community (Criterion A); and
- Aesthetically, indicative of the conservative builder-owner design using an early row house form in the late Victorian-era and contributory to valuable Victorian-era streetscape (Criterion E).

Peacock's row house, part 30-32 Milton Street

32 Milton Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1886
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by John Peacock in 1886.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- plain cemented cornice moulds, blocks and brackets;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- one storey timber framed verandah with a concave profile roof clad with corrugated iron;
- panelled cast-iron serpentine frieze;
- double-hung sash windows;
- four-panel entry door and toplight;
- cast-iron palisade front fence on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Peacock's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Peacock's row houses are significant

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne and, associated with local contractor, John Peacock, who is typical of Victorian-era West Melbourne developers as well as being active in the West Melbourne community (Criterion A); and
- Aesthetically, indicative of the conservative builder-owner design using an early row house form in the late Victorian-era and contributory to valuable Victorian-era streetscape (Criterion E).

Sparey's row houses, part 36-38 Milton Street

36 Milton Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1869
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Martin for ironworker and Crown Grantee for the allotment, Mathew Sparey, in 1869.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- simple Italian Renaissance Revival styling;
- plain cemented cornice moulds, blocks and brackets;
- originally face brick side and rear walls;
- gabled roof behind the parapet, with gabled side parapets, and tall cemented and corniced chimneys;
- one storey timber framed verandah with a concave profile roof clad with corrugated iron;
- double-hung sash windows with cemented architraves and bracketed sills;
- four-panel entry door and toplights;
- cast-iron palisade front fence on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

Integrity is good despite the assumed removal of verandah detail.

How is it significant?

Sparey's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Sparey's row houses are significant.

- Historically, representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, Matthew Sparey (Criterion A); and
- Aesthetically, well-preserved simple Italian Renaissance Revival that expresses its age with its gabled form and detailing also contributory to a valuable Victorian-era streetscape (Criterion E).

Sparey's row houses, part 36-38 Milton Street

38 Milton Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1869
View of place:	2015

Statement of Significance

What is significant?

Row houses built by William Martin for ironworker and Crown Grantee for the allotment, Mathew Sparey, in 1869.

Contributory elements include:

- two storey parapeted stuccoed row house pair;
- simple Italian Renaissance Revival styling;
- plain cemented cornice moulds, blocks and brackets;
- originally face brick side and rear walls;
- gabled roof behind the parapet, with gabled side parapets, and tall cemented and corniced chimneys;
- one storey timber framed verandah with a concave profile roof clad with corrugated iron;
- double-hung sash windows with cemented architraves and bracketed sills;
- four-panel entry door and toplights;
- cast-iron palisade front fence on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

Integrity is good despite the assumed removal of verandah detail.

How is it significant?

Sparey's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Sparey's row houses are significant.

- Historically, representative of the start of a major growth period in West Melbourne, also linked with the Crown Grantee, Matthew Sparey (Criterion A); and
- Aesthetically, well-preserved simple Italian Renaissance Revival that expresses its age with its gabled form and detailing also contributory to a valuable Victorian-era streetscape (Criterion E).

Pearson and Chadwick's row houses, part 57-59, 61-63 Peel Street, Peel Terrace

57-59 Peel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1866-1871
View of place:	2015

Statement of Significance

What is significant?

Row houses (later shops and residences), 'Peel Terrace, A D 1868', were built by 1866 and further improved by 1871, probably by contractors Pearson and Chadwick.

Contributory elements include:

- a row of parapeted brick two-storey houses, formerly with gabled roof forms;
- 57-59 and 61-63 built as pairs, the latter named 'Peel Terrace, A.D. 1868' as set out on a cemented gabled parapet entablature, with flanking scrolls;
- 57-59 with a simple corniced parapets;
- simple cemented side-wall ornament;
- formerly two level cast-iron and timber verandahs which are now partly shop fronts;
- iron patterns that differ (guilloche pattern on 57-59, bellied panels on 61-63-) as do the verandah posts (round section foliated capitals on 57-9 with panelled friezes and brackets, and square section timber capitals and posts on 61-3);
- French doors on the upper level (renewed, possibly replaced); and
- contribution as part of a varied formerly residential Victorian-era streetscape now of low integrity, but relating to 65 Peel Street (built for John Brown in 1865) and by scale, form and siting, to 55.

A major development has been added to the rear of 57-61 with the ground level rebuilt in a related shopfront form to the Victorian-era. This development has reduced the overall integrity of the row, leaving 63 as the best-preserved façade. Rear wings, roof forms and chimneys have gone; cast-iron verandah panels are now also mixed on 61-3, friezes gone from 61-63 (likely the same as 57-59) the face-brick of 61-3 once painted is now cleaned; parapet orbs/balls are missing generally (63 had a cement ball in 1983).

How is it significant?

Pearson and Chadwick's row houses, part 57-59, 61-63 Peel Street, Peel Terrace, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Pearson and Chadwick's row houses, part 57-59, 61-63 Peel Street, Peel Terrace, are significant.

- Aesthetically, early examples of a common West Melbourne row house type with some early details such as the French doors (changed) but much altered, being changed in use, and part of a varied formerly residential Victorian-era streetscape now of low integrity, but still relating to adjacent houses in scale, form and siting (Criterion E); and
- Historically, indicative of former generally residential nature of the street, representative of an early major growth period in West Melbourne, also an example of the owner-builder speculation typical of West Melbourne (Criterion A).

Pearson and Chadwick's row houses, part 57-59, 61-63 Peel Street, Peel Terrace

61-63 Peel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1866-1871
View of place:	2015

Statement of Significance

What is significant?

Row houses (later shops and residences), 'Peel Terrace, A D 1868', were built by 1866 and further improved by 1871, probably by contractors Pearson and Chadwick.

Contributory elements include:

- a row of parapeted brick two-storey houses, formerly with gabled roof forms;
- 57-59 and 61-63 built as pairs, the latter named 'Peel Terrace, A.D. 1868' as set out on a cemented gabled parapet entablature, with flanking scrolls;
- 57-59 with a simple corniced parapets;
- simple cemented side-wall ornament;
- formerly two level cast-iron and timber verandahs which are now partly shop fronts;
- iron patterns that differ (guilloche pattern on 57-59, bellied panels on 61-63-) as do the verandah posts (round section foliated capitals on 57-9 with panelled friezes and brackets, and square section timber capitals and posts on 61-3);
- French doors on the upper level (renewed, replaced?); and
- contribution as part of a varied formerly residential Victorian-era streetscape now of low integrity, but relating to 65 Peel Street (built for John Brown in 1865) and by scale, form and siting, to 55.

A major development has been added to the rear of 57-61 with the ground level rebuilt in a related shopfront form to the Victorian-era. This development has reduced the overall integrity of the row, leaving 63 as the best-preserved façade. Rear wings, roof forms and chimneys have gone; cast-iron verandah panels are now also mixed on 61-3, friezes gone from 61-63 (likely the same as 57-59) the face-brick of 61-3 once painted is now cleaned; parapet orbs/balls are missing generally (63 had a cement ball in 1983).

How is it significant?

Pearson and Chadwick's row houses, part 57-59, 61-63 Peel Street, Peel Terrace, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Pearson and Chadwick's row houses, part 57-59, 61-63 Peel Street, Peel Terrace, are significant.

- Aesthetically, early examples of a common West Melbourne row house type with some early details such as the French doors (changed) but much altered, being changed in use, and part of a varied formerly residential Victorian-era streetscape now of low integrity, but still relating to adjacent houses in scale, form and siting (Criterion E); and
- Historically, indicative of former generally residential nature of the street, representative of an early major growth period in West Melbourne, also an example of the owner-builder speculation typical of West Melbourne (Criterion A).

Dean's house

65-67 Peel Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871
View of place:	2018

Statement of Significance

What is significant?

Dean's house at 65-67 Peel Street was built in 1871 by its owner-occupier, stonemason James Dean. After financial difficulties, Dean was forced to sell the house to James Waters who leased it out over a long period. The house is closely linked with the adjacent 64 Capel Street which shared the same Crown allotment and ownership for a time.

Owner-builders like Downie, Alex Cooper (see 18-26 Capel Street), Joseph Dean and Noble, were all active in and around Capel Street and the same era and were typical of the Victorian-era West Melbourne entrepreneur contractors.

Contributory elements include:

- two-storey paired parapeted row house form;
- ruled stucco wall finish between pilaster borders capped with a bracketed block;
- slated transverse gabled roof with moulded timber fascia, bracketed cemented blocks, cemented corbelled chimney and two terracotta pots;
- patterned cast-iron wall vents;
- rectangular openings with sills;
- panelled cast-iron friezes and brackets and fringing; and
- six panel doors that lend distinction to the detailing and suggest the early Victorian-era.

Changes include:

- new ground level;
- new metal framed windows in a related double-hung sash windows form

No inspection of roofed rear wing.

How is it significant?

Dean's house at 65-67 Peel Street is significant historically to West Melbourne and the City of Melbourne.

Why is it significant?

Dean's house at 65-67 Peel Street is significant.

Historically, for its close association with Thomas Dean, a West Melbourne stone mason and contractor who typified the many speculative builders in the North and West Melbourne area, as expressed by its distinctively early roof form and cladding, and the physical and historical link with the significant stone house at 64 Capel Street.

Phoenix Clothing Company, rear

4-6 Phoenix Lane, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1860s?
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance
Victorian Heritage Register number: H0801

What is significant?

The Former Phoenix Clothing Company building is a three storey stone and brick shop, residence and store complex. It contains fabric from several different periods of building and alteration. The earliest section dates from the early gold rush era, while three storey additions were made in 1859 and the ground floor of the rear store/factory section probably dates from the 1860s. An 1869 photograph of the building showed a loggia, but this has been filled with windows.

How is it significant?

The Former Phoenix Clothing Company building is of historical and architectural significance to the State of Victoria.

Why is it significant?

The Former Phoenix Clothing Company building is of historical significance as one of the oldest examples of a commercial building and factory in the State. Its King Street facade contains rare gold rush-era elements, from a time when King Street was an unmade although busy road with bullock drays and other carriers' wagons, loaded with goods, continually passing on their way to Bendigo and the other diggings. The factory proper dates from the 1860s and provides important evidence of the character of early industrial organisation in Melbourne. The Phoenix Clothing Company was established in the wake of post gold rush metropolitan growth and benefited from the introduction of tariff legislation in the 1870s. The Phoenix factory was one of the few mechanised 19th century clothing manufacturers, and has been credited with introducing advanced overseas technology to Victoria. Although there have been many structural changes to the building over the years, the essential design and structure of the complex provide a substantially intact representation of contemporary factory design and working conditions, and of aspects of 19th century building technology.

The Former Phoenix Clothing Company building is of historical significance as evidence of the character of Melbourne's early development. The combination of residence, shop and factory is a reminder of a time when the city was much more compact, and residence and workplace were often located in the same building or very nearby. The building also demonstrates the long-term continuity of industrial usage in this part of Melbourne.

The Former Phoenix Clothing Company building is of historical significance for its associations with the notable Fenwick Brothers, and Albion T. Walkley. The Fenwick Brothers were London clothing manufacturers and importers, who owned the site from the 1850s and established the Phoenix Clothing Company there in the 1870s. Orlando Fenwick (1822-1897) who once lived on the premises, was a prominent Victorian clothing manufacturer and importer. He also took a leading role in Melbourne harbour development schemes and was a Melbourne City councillor over a long period and Mayor

of the city. Walkley, the factory manager from 1875 and owner of the manufacturing section of the business from 1878, was responsible for introducing into the Victorian clothing trade the innovative mechanical knife system of cutting which revolutionised the industry in the pre-WW1 period.

The Former Phoenix Clothing Company building is of architectural significance because of its first floor loggia, perhaps the earliest example in Melbourne (although it has subsequently been built in, it is restorable) and as part of a coherent mid-19th century commercial streetscape which gives some idea of the architectural character of this part of Melbourne in the post-gold rush period.

See more at: <http://vhd.heritagecouncil.vic.gov.au/places/765#statement-significance>

Phoenix Clothing Company, rear

8 Phoenix Lane, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1859?
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance
Victorian Heritage Register number: H0801

What is significant?

The Former Phoenix Clothing Company building is a three storey stone and brick shop, residence and store complex. It contains fabric from several different periods of building and alteration. The earliest section dates from the early gold rush era, while three storey additions were made in 1859 and the ground floor of the rear store/factory section probably dates from the 1860s. An 1869 photograph of the building showed a loggia, but this has been filled with windows.

How is it significant?

The Former Phoenix Clothing Company building is of historical and architectural significance to the State of Victoria.

Why is it significant?

The Former Phoenix Clothing Company building is of historical significance as one of the oldest examples of a commercial building and factory in the State. Its King Street facade contains rare gold rush-era elements, from a time when King Street was an unmade although busy road with bullock drays and other carriers' wagons, loaded with goods, continually passing on their way to Bendigo and the other diggings. The factory proper dates from the 1860s and provides important evidence of the character of early industrial organisation in Melbourne. The Phoenix Clothing Company was established in the wake of post gold rush metropolitan growth and benefited from the introduction of tariff legislation in the 1870s. The Phoenix factory was one of the few mechanised 19th century clothing manufacturers, and has been credited with introducing advanced overseas technology to Victoria. Although there have been many structural changes to the building over the years, the essential design and structure of the complex provide a substantially intact representation of contemporary factory design and working conditions, and of aspects of 19th century building technology.

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The Former Phoenix Clothing Company building is of historical significance for its associations with the notable Fenwick Brothers, and Albion T. Walkley. The Fenwick Brothers were London clothing manufacturers and importers, who owned the site from the 1850s and established the Phoenix Clothing Company there in the 1870s. Orlando Fenwick (1822-1897) who once lived on the premises, was a prominent Victorian clothing manufacturer and importer. He also took a leading role in Melbourne harbour development schemes and was a Melbourne City councillor over a long period and Mayor of the city. Walkley, the factory manager from 1875 and owner of the manufacturing section of the business from 1878, was responsible for introducing into the Victorian clothing trade the innovative mechanical knife system of cutting which revolutionised the industry in the pre-WW1 period.

The Former Phoenix Clothing Company building is of architectural significance because of its first floor loggia, perhaps the earliest example in Melbourne (although it has subsequently been built in, it is restorable) and as part of a coherent mid-19th century commercial streetscape which gives some idea of the architectural character of this part of Melbourne in the post-gold rush period.

See more at: <http://vhd.heritagecouncil.vic.gov.au/places/765#statement-significance>

West Melbourne State School No. 1689 later West Melbourne Central School

1-37 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	School
Date(s):	1875
View of place:	2015

Statement of Significance

What is significant?

Prize-winning Gothic Revival style school building erected in 1875 to the design of architects, Terry and Oakden.

Contributory elements include:

- a two-storey face brick State school of two-levels with three colour brickwork (red, brown, cream) and stone dressings, and buttresses, arranged on an E-plan, with a central entrance wing and bellcote and finial over;
- dressed freestone Gothic revival entry portal with carved heads as bosses, colonettes and a tympanum incised with words 'State School No 1689';
- vertically boarded doors, basalt threshold, guilloche pattern iron wall vents;
- slated multiple gabled roofs;
- architectural design excellence;
- both Gothic and Tudor-arched openings in an ecclesiastical character, aided by stone quatrefoil piercings and window hood moulds as further Medieval (English) elements, as is the oculus under the bellcote;
- double-hung sash windows with multi-pane glazing and top lights; and
- townscape contribution as the focus of the important Eades Place Victorian-era residential precinct.

Integrity is good despite numerous buildings having been added within the grounds (modernist but similar brickwork); the north and south end wings changed or extended in a matching character; some upper level windows replaced with metal frames; some repointing; and the timber picket boundary fence having been replaced with a modern metal picket.

How is it significant?

West Melbourne State School No. 1689 later West Melbourne Central School is significant historically, socially and aesthetically to West Melbourne, the City of Melbourne and Victoria.

Why is it significant?

West Melbourne State School No. 1689 later West Melbourne Central School is significant.

- Aesthetically, the school is a major architectural work by an important design firm, distinguished by its success in a Colony-wide competition in 1873 which was in turn influential on most of the subsequent government school designs for the Education Department until the 1920s, in this case underscoring the Medieval architectural precedent for school design. The school is also a significant and contemporary part of the important Eades Place precinct (Criterion E); and
- Historically, this was West Melbourne's only State School and the second State School built in the North and West Melbourne area; it has served the West Melbourne community in various forms over a long period, acquiring social significance as a public place linked to many; as the winner of the 1873 design competition the school marks the beginning of innovatory educational reform in the colony and a major break from education provided by Christian faiths (Criterion A).

Peter Madden's house

68 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1870, 1890 additions
View of place:	2015

Statement of Significance

What is significant?

Row house built by Robert Dalton, first as a three room cottage in 1870 for local teacher Peter Madden, and expanded by Madden in 1890 to seven rooms.

Contributory elements include:

- two storey parapeted brick and cemented row house;
- two colour brickwork with deep brown or black body and cream trim at openings;
- cemented cornice moulds, masks and brackets, guilloche pattern balustrading;
- a distinctive Baroque style raised entablature, with swag, broken pediment and orbs;
- face red brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows, with an uncommon two light configuration at ground floor with stop-chamfering (see also 70);
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

Integrity is good despite an added reproduction cast-iron palisade front fence on dressed stone footings; some missing details; and French doors on upper level may be modifications.

How is it significant?

Peter Madden's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Peter Madden's house is significant.

- Historically, for the close link with Peter Madden, one of the area's best known figures, and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved row house with distinctive Baroque style detailing also contributory to a valuable Victorian-era streetscape (Criterion E).

Sharp's house, later Noone's house

70 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1877, 1900s
View of place:	2015

Statement of Significance

What is significant?

Row house built by Andrew Sharp in 1877.

Contributory elements include:

- two storey parapeted face brick row house;
- two colour tuck-pointed brickwork with deep brown or black body and cream trim at openings;
- originally face red brick side and rear walls;
- pitched gabled roof clad with corrugated iron or similar, with brick and cemented chimneys and cornices;
- two storey cast-iron verandah (potentially Edwardian-era) with Corinthian derived column order, an uncommon fan-pattern cast-iron frieze and integral brackets typical of Edwardian-era;
- double-hung sash windows, with an uncommon two light configuration at ground floor with stop-chamfering (see also 68), modified French doors upper level;
- four-panel entry door and toplight (leadlight from early 20th century) with quoining; and
- contribution to valuable Victorian-era streetscape.

Integrity is good despite rendering of the south side wall and indications that the verandah wing wall has been rebuilt.

How is it significant?

Sharp's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Sharp's house is significant.

- Historically, linked with noted photographer and government lithographer, John Noone, and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, for its uncommon brickwork, verandah iron and cement detailing (Criterion E).

Athlunkard or Malone's house

78 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1878, c1894
View of place:	2015

Statement of Significance

What is significant?

Row house built by hotelier and speculator, William Malone, first as a three room cottage in 1878, and by 1894 expanded to seven rooms.

Contributory elements include:

- two storey parapeted brick and cemented row house;
- three colour brickwork with deep brown or black body and cream pattern work and trim at openings, with face red brick side and rear walls - using an uncommon squint mould as the junction between red and brown on the verandah side walls, repeated on parapet piers;
- cemented cornice moulds, blocks and brackets, guilloche pattern balustrading;
- a distinctive Baroque style raised entablature crowned by an anthemion;
- guilloche pattern balustrading, scalloped pediment and a banner with the house name surmounted by a star;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with panelled cast-iron frieze and brackets;
- double-hung sash windows, with 3 light configuration;
- four-panel entry door and toplight, upper level doorway;
- extensive encaustic mosaic verandah tiling, with stone borders;
- cast-iron double palisade front fence on dressed rolled-edge stone footings and ornamental brick piers with cement caps; and
- contribution to valuable Victorian-era streetscape.

Integrity is good despite some bricks being painted over.

How is it significant?

Athlunkard or Malone's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Athlunkard or Malone's house is significant.

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne also closely linked with the highly successful hotelier, William Malone, as one of his first property investments (Criterion A); and
- Aesthetically, a well-preserved and highly unusual approach to this common row house form with many uncommon details and adept expression of materials also contributory to a valuable Victorian-era streetscape (Criterion E).

Bowden's house

80 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row house built by Hughes and Jones for Victorian Railways employee, Thomas Bowden, in 1879.

Contributory elements include:

- two storey parapeted stuccoed row house;
- exposed corrugated iron clad pitched roof, typical of 1870s row houses;
- originally face brick side and rear walls;
- cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, guilloche pattern balustrading, cast-iron frieze and integral brackets;
- double-hung sash windows, with three lights at ground floor;
- four-panel entry door and toplight;
- cast-iron palisade front fence and gate on dressed stone footings, with cemented piers and scrolled garden walls; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Bowden's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Bowden's house is significant.

- Historically, for the long association with railway employee, Thomas Bowen, representing one of West Melbourne's key industries, as well as a key growth period, the Victorian-era (Criterion A); and
- Aesthetically, as a well-preserved row house of the mid Victorian-era form, with ornate cast-iron detailing and for its contribution to a significant Victorian-era residential streetscape (Criterion E).

Alfred Coope's house

82 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1877
View of place:	2015

Statement of Significance

What is significant?

Row house built in 1877 for Alfred Coope by West Melbourne builder, John Jones. Coope was a long term Victorian Railways employee as Inspector of Rolling Stock in the Locomotive Branch.

Contributory elements include:

- two storey stuccoed row house;
- cemented masks and brackets;
- face brick side and rear walls;
- slate clad gabled roof, with side parapets, brick and corbelled chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets also Guilloche pattern balustrade;
- double-hung sash windows;
- four-panel entry door and toplight; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Alfred Coope's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Alfred Coope's house is significant.

- Historically, for the close link with a Victorian Railways family, the Coopes, as particularly evocative of the special role played by West Melbourne in railway transport, also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, expressive of the simple early row house form that predated the parapeted Italian Renaissance Revival examples of the late Victorian-era, also as another example from prolific local builder John Jones marking the stylistic change over his career, and contributory to a valuable Victorian-era streetscape (Criterion E).

John White's house

86 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885, c1897
View of place:	2015

Statement of Significance

What is significant?

Row house built initially as four room house for Victorian Railways Engine Driver, John White, in 1885 to the design of architect, Henry Shalless. By 1897 it was described as ten rooms.

Contributory elements include:

- highly ornamented two storey parapeted stuccoed row house;
- cemented cornice moulds, scrolls, blocks and paired brackets with a raised arched entablature with shell;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, panelled cast-iron frieze and finished brackets;
- double-hung sash windows and an ornate three-light group at ground floor- with label moulds, colonettes, incised cement detailing, panelled and piered sills;
- four-panel entry door and toplight;
- tiled verandah floor with stone borders;
- cast-iron double palisade front fence and gate on dressed stone footings;
- scrolled cemented garden walls, with capped piers at the frontage; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

John White's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

John White's house is significant.

- Historically, for the close link with the Victorian Railways and indicative, by its size and ornament, of the important role engine drivers had in the Colony as working men, also particularly evocative of the special role played by West Melbourne in railway transport, and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved custom designed late Victorian-era row house with most of the stylistic attributes and finishes of the type and the work of Henry Shalless, recognised for his row house designs (Criterion E).

Tait's house, formerly part Emerald Cottages, 132-142 Roden Street

132 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1877
View of place:	2015

Statement of Significance

What is significant?

Row house built for speculator and shipwright, Robert Tait in 1877.

Contributory elements include:

- a two-storey, parapeted, stuccoed brick row house;
- cemented Italian Renaissance Revival ornament of a cornice and scrolls to a raised, arched parapet entablature, including paired brackets and foliated blocks at the verandah side walls;
- a two-level cast-iron verandah with panelled friezes and brackets, iron of an early pattern;
- double-hung sash windows, four-panel door and toplight; and
- a distinctive asymmetrically placed masonry arch under the long-span bressumer (see King Street design by Frederick Stones).

Generally original except for missing parapet urns or orbs; the iron front fence as a related addition; chimney removal and side wall rendering where exposed by demolition.

How is it significant?

Tait's house, formerly part Emerald Cottages, 132-142 Roden Street is significant historically and aesthetically to West Melbourne.

Why is it significant?

Tait's house, formerly part Emerald Cottages, 132-142 Roden Street is significant.

- Aesthetically, an early and large example of a common West Melbourne row house type, with some unusual details (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne also, along with adjoining houses, owned and occupied for a long period by its developer, Tait, but now the last one of his house row to survive being his own residence. Also closely linked with Tait, a shipwright, and hence representative of the special transport occupational associations in West Melbourne (Criterion A).

Roden Terrace, part, 148 and 152 Roden Street

148 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1878
View of place:	2015

Statement of Significance

What is significant?

Row house built by John Jones for Mrs Stokes in 1878.

Contributory elements include:

- two separate, two-storey stuccoed brick houses, either side of what is now a lane but once as the side garden of 152 along with the rear yard;
- face brick side and rear walls;
- transverse-gable corrugated iron clad (once slated) roofs, with one cemented corniced chimney (152) and one altered chimney (148);
- two-level cast-iron verandahs, with guilloche pattern balustrade, friezes and integral brackets;
- double-hung sash windows;
- iron pickets to 148; and
- contribution as commencement of an isolated, but homogenous Victorian-era residential group 148-56 Roden Street.

Integrity is good despite the fence having been replaced at 152 (apparently once timber picket); side wall rendered at 148; and the side walls to lane part of the bricks painted over.

How is it significant?

Roden Terrace, part 148 and 152 Roden Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Roden Terrace, part 148 and 152 Roden Street, is significant.

- Aesthetically, two near original unusually sited houses (on either side of a side garden) and of a distinguishably early gabled form which are contributory parts of a valuable Victorian-era streetscape (Criterion E); and
- Historically, built and designed by the prolific local builder, John Jones (Refer 74-8 Hawke Street) for owner-occupiers, an unusual circumstance among the proliferation of speculative building in West Melbourne. Also 152 Roden Street is linked with blacksmith, William Hulme, an occupation typical of West Melbourne where transport was the focus of local industry (Criterion A).

Roden Terrace, part, 148 and 152 Roden Street

152 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1878
View of place:	2015

Statement of Significance

What is significant?

Row house built by John Jones for Mrs Stokes in 1878.

Contributory elements include:

- two separate, two-storey stuccoed brick houses, either side of what is now a lane but once as the side garden of 152 along with the rear yard;
- face brick side and rear walls;
- transverse-gable corrugated iron clad (once slated) roofs, with one cemented corniced chimney (152) and one altered chimney (148);
- two-level cast-iron verandahs, with guilloche pattern balustrade, friezes and integral brackets;
- double-hung sash windows;
- iron pickets to 148; and
- contribution as commencement of an isolated, but homogenous Victorian-era residential group 148-56 Roden Street.

Integrity is good despite the fence having been replaced at 152 (apparently once timber picket); side wall rendered at 148; and the side walls to lane part of the bricks painted over.

How is it significant?

Roden Terrace, part 148 and 152 Roden Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Roden Terrace, part 148 and 152 Roden Street, is significant.

- Aesthetically, two near original unusually sited houses (on either side of a side garden) and of a distinguishably early gabled form which are contributory parts of a valuable Victorian-era streetscape (Criterion E); and
- Historically, built and designed by the prolific local builder, John Jones (Refer 74-8 Hawke Street) for owner-occupiers, an unusual circumstance among the proliferation of speculative building in West Melbourne. Also 152 Roden Street is linked with blacksmith, William Hulme, an occupation typical of West Melbourne where transport was the focus of local industry (Criterion A).

Haddon's houses, part 154-156 Roden Street

154 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879-1880
View of place:	2015

Statement of Significance

What is significant?

Haddon's houses, 154-156 Roden Street, were built over a period of two years (1879-80) for speculator and engineer, Robert Haddon. Architect, Henry Shalless and builder, Walter Webster of Carlton, carried out the work.

Contributory elements include:

- a pair of richly decorated, stuccoed brick and parapeted row houses;
- arched raised entablatures supported with duplex colonettes, between piers adorned with orbs;
- incised blocks and stop-chamfering to verandah side walls;
- double-hung sash windows with cemented architraves;
- pronounced architraves, label moulds and bosses, and paired colonettes used on the ground level window pairs, with incised detail and segmentally arched form;
- segmentally arched doorways with label moulds and bosses to the toplights;
- richly detailed two-level cast-iron verandahs;
- iron picket palisade fences on dressed stone plinths, built between garden walls with large stuccoed corniced piers, each appointed with a pineapple; and
- contribution to an isolated but valuable and homogenous 19th century residential group (148-156 Roden Street).

How is it significant?

Haddon's houses, 154-156 Roden Street, are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Haddon's houses, 154-156 Roden Street are significant.

- Aesthetically, a richly decorated early, and near original, example of a common West Melbourne row house type and typical of the architect Shalless's work, as reinforced by an adjoining significant Victorian-era residential streetscape (Criterion E); and
- Historically, a partly speculative development by a resident owner and engineer, Robert Haddon, who used the prolific local architect, Shalless, and a common builder for other projects in the area; representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Haddon's houses, part 154-156 Roden Street

156 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879-1880
View of place:	2015

Statement of Significance

What is significant?

Haddon's houses were built over a period of two years (1879-80) for speculator and engineer, Robert Haddon. Architect, Henry Shalless and builder, Walter Webster of Carlton, carried out the work.

Contributory elements include:

- a pair of richly decorated, stuccoed brick and parapeted row houses;
- arched raised entablatures supported with duplex colonettes, between piers adorned with orbs;
- incised blocks and stop-chamfering to verandah side walls;
- double-hung sash windows with cemented architraves;
- pronounced architraves, label moulds and bosses, and paired colonettes used on the ground level window pairs, with incised detail and segmentally arched form;
- segmentally arched doorways with label moulds and bosses to the toplights;
- richly detailed two-level cast-iron verandahs;
- iron picket palisade fences on dressed stone plinths, built between garden walls with large stuccoed corniced piers, each appointed with a pineapple; and
- contribution to an isolated but valuable and homogenous 19th century residential group (148-156 Roden Street).

How is it significant?

Haddon's houses, 154-156 Roden Street, are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Haddon's houses, 154-156 Roden Street are significant.

- Aesthetically, a richly decorated early, and near original, example of a common West Melbourne row house type and typical of the architect Shalless's work, as reinforced by an adjoining significant Victorian-era residential streetscape (Criterion E); and
- Historically, a partly speculative development by a resident owner and engineer, Robert Haddon, who used the prolific local architect, Shalless, and a common builder for other projects in the area; representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Thomas Hulse's houses, 159-165 Roden Street, West Melbourne



New grading system:	Significant
Place type:	Row houses
Date(s):	1867 (159), 1864-5 (163-165)
View of place:	2015

Statement of Significance

What is significant?

Houses built for noted railways engine driver Thomas Hulse: 159 Roden Street in c1867 and 163-165 Roden Street in 1864-5.

Contributory elements for 159 Roden Street include:

- double-fronted brick house on corner of lane;
- Colonial bond face brick side wall to lane;
- dressed stone footings;
- gabled roof form with side parapet walls engaged with cemented chimneys with distinctively early slim corniced detailing
- simple cement capping terminating on blocks;
- concave profile verandah wing walls;
- double-hung sash windows with bracketed sills;
- entry with top-light; and
- relationship with the adjoining early house, 163-165 Roden Street and contribution to early Victorian-era streetscape with 171-177 Roden Street.

Contributory elements for 163-165 Roden Street include:

- indicative of the first stages of building in the area;
- early Victorian-era fabric;
- double fronted early Victorian-era house;
- symmetrical simple façade;

- high hipped roof typically clad with shingles, now clad with corrugated iron or similar;
- possibly stone chimney with distinctively early slim cornice detailing;
- double-hung sash windows;
- central doorway and toplight; and
- relationship with the adjoining early house, 159 Roden Street and contribution to early Victorian-era streetscape with 171-177 Roden Street.

Integrity for 159 is fair despite the main and verandah roof having been reclad with unrelated material (formerly corrugated iron or similar); the bricks painted over; awnings added; and verandah rebuilt. Integrity for 163-165 is fair despite the main and verandah roof having been reclad with unrelated material (formerly corrugated iron or similar); the bricks painted over; awnings added; and verandah rebuilt.

How is it significant?

Thomas Hulse's houses, at 159 and 163-165 Roden Street, are significant historically to West Melbourne.

Why is it significant?

Thomas Hulse's houses at 159 and 163-165 Roden Street are significant.

- Historically, as perceptibly early houses in West Melbourne, as shown by their simple pitched roof form and small scale, also indicative of the first stages of building in the area; and for a time associated with pioneering railways engine driver, Thomas Hulse, who received a deal of publicity in the press as well as high rank within the Victorian Railways workforce, and later 159 was associated with a successful West Melbourne plumber, John Dickie (Criterion A).

**Briscoe and Co ironmongers warehouse complex,
164-170 and 172-184 Roden Street, WEST MELBOURNE**



164-170 Roden Street



172-184 Roden Street

New grading system:	Contributory (164-170), Significant (172-184)
Place type:	Warehouse
Date(s):	1889 (172-184), 1925 (164-170), 1937-8 (172-184)
View of place:	2015

Statement of Significance

Briscoe and Co ironmongers warehouse complex, 164-184 Roden Street, West Melbourne.

What is significant?

Warehouse initially designed by architects Oakden, Addison and Kemp as the first stage or ground floor of this warehouse complex in 1889 for successful ironmongers, Briscoe and Co., with two Moderne style levels added to the Victorian-era base in 1937-8, to the design of Purchas and Teague, as the third stage (172-184 Roden Street). This building is significant to the North and West Melbourne area.

Briscoe and Co warehouse addition also designed by Purchas and Teague as the second stage of this large warehouse complex at the corner of Adderley and Roden Streets, built in 1925 (164-170 Roden Street). This building is contributory to the North and West Melbourne area.

Contributory elements for 164-170 Roden Street include:

- double-storey rendered masonry Interwar industrial building;
- a corrugated galvanised steel transverse gabled and sawtooth roof concealed behind a parapet;
- two street frontages, to Hawke Street and Roden Street, each dominated by a distinctive large semi-circular arched entrance linked by an internal roadway; and
- three wide but shallow piers which stop short of a moulded string course as the sole decoration.

There are six non-original windows over two levels on the Hawke Street elevation.

Contributory elements for 172-184 Roden Street include:

- Victorian-era brick base with basalt footings and punched segmentally arched fenestration with voussoirs with 1930s modifications;
- Moderne style, two brick Interwar upper levels with parapeted roofline, stepped at one end;
- Dutch hipped roofs behind the parapet;
- fenestration set in Modernistic horizontal streamlining strips, delineated by projecting head and sill moulds, grooved and rounded at each end;
- multi-pane glazing in steel frames as typical on both sections, with hopper sashes;
- vertical facade elements terminating elevations, with vertical brick panels and ribbing; and
- contribution to a major industrial complex, that extends over the 19th and 20th centuries.

Integrity is good despite the bricks and stone footings having been painted over and new openings at ground level.

How is it significant?

The former Briscoe and Co. buildings at 164-170 and 172-184 Roden Street, West Melbourne, are contributory (164-170 Roden Street) and significant (172-184 Roden Street) historically and aesthetically to the North and West Melbourne Precinct.

Why is it significant?

The former Briscoe and Co. buildings at 164-170 and 172-184 Roden Street Roden Street, West Melbourne, are significant.

- Historically, in part representative of the Interwar surge in West Melbourne industrial development, in this case as expansion of an existing large and important complex, Briscoe and Company, also as a major industrial complex that extends over two centuries, 19th and 20th, its evolution expressive of the development phases of West Melbourne as a preferred location for industries moving from the central City, close to transport nodes, also as associated with one of Australia's largest Victorian-era hardware firms (Criterion A); and
- Aesthetically, in part (164-170 Roden Street) as a reasonably intact industrial building which is characterised by its austere facades to Hawke and Roden Streets, both of which incorporate impressive arched openings also as a successful combination of two major era of the growth of this complex (172-184 Roden Street), each one expressive of its creation date, also a major Moderne style design in West Melbourne that parallels with the nearby significant Symington Interwar complex (Criterion E).

Wigton cottages, 171-179 Roden Street

171-179 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row houses
Date(s):	1864-8, c1871
View of place:	2015

Statement of Significance

What is significant?

Three row house built here in 1864-8 for tailor George Carnaby, including two single-fronted houses (171, 177 Roden Street) that flank the larger central house (173-175 Roden Street) with its gabled profile. The house at 179 is a separate, later and more typical brick Victorian-era cottage from c1871, built for George Hessey.

Two semi-mature Canary Island palms are exotic specimens uncommon in the area but are not individually significant.

Contributory elements include:

- pitched gabled and hipped roof forms, clad with corrugated iron and slate;
- cemented dividing walls with vermiculated and scrolled blocks as ornament;
- dentilated eaves for 173-177;
- single and double-fronted forms, sited symmetrically on 171-177;
- face brick walls;
- front verandah with cast-iron frieze and posts (173-179);
- originally double-hung sash windows; and
- contribution to early Victorian-era streetscape with 159, 163 Roden Street.

Integrity is generally good despite bricks having been painted over and a new iron fence to 173-175 where a timber picket fence was probable (see adjoining).

How is it significant?

The Early Victorian-era houses, 171-179 Roden Street, are significant historically to West Melbourne.

Why is it significant?

The Early Victorian-era houses, 171-179 Roden Street, are significant.

- Historically, as representative of the start of a major growth period in West Melbourne while being in a distinctive row form that evokes the early date of construction and relates to other nearby early houses in Roden Street.

Locke's house, part 197-199 Roden Street

197 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Two row houses built by A. Oliver in 1886 for speculator, George Locke.

Contributory elements include:

- two-storey stuccoed brick and parapeted row house pair,
- face brick side wall to pitched lane;
- gabled and scrolled cemented entablature with flanking orbs and nail-head mouldings;
- lions heads and brackets on verandah walls;
- common cemented chimneys with cornices (possibly modified by upper level addition);
- double-hung sash windows;
- four-panel door, with toplight;
- two-level cast-iron verandahs, with frieze and integral brackets, guilloche pattern balustrade;
- iron palisade fences on stone plinths; and
- contribution to an isolated group of 19th century residences, 195-203 Roden Street.

Integrity is good despite the publicly visible upper-level addition to 197 Roden Street; and missing parapet orbs (refer to image of 197 Roden Street from the North and West Melbourne Conservation Study 1983 for restoration).

How is it significant?

Locke's house, part 197-199 Roden Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Locke's house, part 197-199 Roden Street, is significant.

- Aesthetically, near original examples of a common West Melbourne row house type which contributes to a Victorian-era streetscape (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne and developed speculatively, as one of many in West Melbourne (Criterion A).

Locke's house, part 197-199 Roden Street

199 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1886
View of place:	2015

Statement of Significance

What is significant?

Two row houses built by A. Oliver in 1886 for speculator, George Locke.

Contributory elements include:

- two-storey stuccoed brick and parapeted row house pair,
- face brick side wall to pitched lane;
- gabled and scrolled cemented entablature with flanking orbs and nail-head mouldings;
- lions heads and brackets on verandah walls;
- common cemented chimneys with cornices (modified by upper level addition?);
- double-hung sash windows;
- four-panel door, with toplight;
- two-level cast-iron verandahs, with frieze and integral brackets, guilloche pattern balustrade;
- iron palisade fences on stone plinths; and
- contribution to an isolated group of 19th century residences, 195-203 Roden Street.

Integrity is good despite the publicly visible upper-level addition to 197 Roden Street; and missing parapet orbs (refer to image of 197 Roden Street from the North and West Melbourne Conservation Study 1983 for restoration).

How is it significant?

Locke's house, part 197-199 Roden Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Locke's house, part 197-199 Roden Street, is significant.

- Aesthetically, near original examples of a common West Melbourne row house type which contributes to a Victorian-era streetscape (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne and developed speculatively, as one of many in West Melbourne (Criterion A).

Hessey's house

201 Roden Street, WEST MELBOURNE



New grading system:	Significant
Place type:	row house
Date(s):	1878
View of place:	2015

Statement of Significance

What is significant?

House built in 1878 for railways engine driver, George Hessey, who lived there with his wife Maria until their deaths.

Contributory elements include:

- parapeted stuccoed brick house, of a relatively uncommon early form;
- opening architraves, cemented quoining, a string-mould, and dentilated cornice are part of the ornamentation;
- a transverse gabled roof, clad with iron;
- one-level cast-iron decorated verandah with panelled friezes, brackets;
- double-hung sash windows;
- iron picket fence and gate on stone plinth; and
- contribution to a Victorian-era residential streetscape, 197-203 Roden Street.

Integrity is good despite an altered chimney.

How is it significant?

George Hessey's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

George Hessey's house is significant.

- Aesthetically, an example of a relatively uncommon early West Melbourne row house form, possessing some unusual details and makes a contribution to a Victorian-era streetscape (Criterion E); and
- Historically, another of the owner-builders so common in the area, in this case an engine driver, an occupation particularly relevant to West Melbourne's transport and industrial history, also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

R. and W.H. Symington and Co. (Aust) Pty. Ltd. offices and factory

22-40 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1936-
View of place:	2015

Statement of Significance

What is significant?

Streamlined Moderne style offices and factory built for corset maker, R. and W.H. Symington and Company (Aust) Pty. Ltd., factory in 1936 to the design of WJ Grassick, as an addition to an existing industrial complex. The building joined the other two major structures in this complex, beginning with the former Connibere, Grieve and Connibere hat factory and showroom (3-11 Howard Street).

Contributory elements include:

- two level, plus half-basement, stuccoed parapeted Moderne style factory at a corner site;
- curved corner to Howard Street, joining the former Connibere building;
- two raised vertical elements or features, terminating the façade in Rosslyn Street and marking the entrance;
- slit-like windows in the vertical elements, with use of glass bricks, and a recessed tripartite window group over the entry;
- a streamlined drum (or tank) motif over the entry parapet with flagpole (added), similar to the Relova Laundry design, Richmond;
- reeded giant order pilasters dividing the horizontal strip fenestration between vertical elements;
- multi-pane glazing in steel frames with circular-section cemented columns or mullions; and
- contribution to a large industrial complex that illustrates the change in styles over an extended period, each design by well known architects.

Integrity is good despite the removal of the upper level Gill-sans style lettering identifying the firm. A large visually related apartment development has been added at the west end.

How is it significant?

R. and W.H. Symington and Co. (Aust) Pty. Ltd. offices and factory building, 22-40 Rosslyn Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

R. and W.H. Symington and Co. (Aust) Pty. Ltd. offices and factory is significant.

- Historically, as well-preserved elements in a nationally prominent Interwar industrial complex, also indicative of the Interwar expansion of industry into West Melbourne (Criterion A); and
- Aesthetically, as a well-preserved and successful Moderne style factory building within the City context and a contributory part of a complex that evokes a number of 20th century styles carried out by skilled architectural practitioners (Criterion E).

Roslin or Thomas May's house, later Walker house

49-51 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Roslin house, built in 1885 by G.B. Leith to the design of North Melbourne architect, Henry Shalless, for printer, Thomas May and his wife Ann.

Contributory elements include:

- two storey parapeted stuccoed row house;
- cemented cornice moulds, blocks and brackets with a raised arched entablature with shell, urns and orbs;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- tiled verandah floor with stone borders;
- double-hung sash windows, and distinctive 3 light group at ground floor with colonettes and panelled sills;
- four-panel entry door with side and top lights;
- cast-iron double palisade front fence and gate on dressed stone footings with cast-iron posts and connecting scrolled garden walls; and
- corner site to lane allowing visibility to side and rear walls.

How is it significant?

Roslin or May's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Roslin or May's house is significant.

- Historically, as closely associated with the well known and successful Colonial printing firm Walker, May and Company, and now the only surviving structure connected with their active years, also well-preserved and thus representative of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved custom-designed late Victorian-era Italian Renaissance Revival style row house with most of the stylistic attributes and finishes of the type, and the work of Henry Shalless who was skilled in row house design (Criterion E).

Dr. Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

62 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street,
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

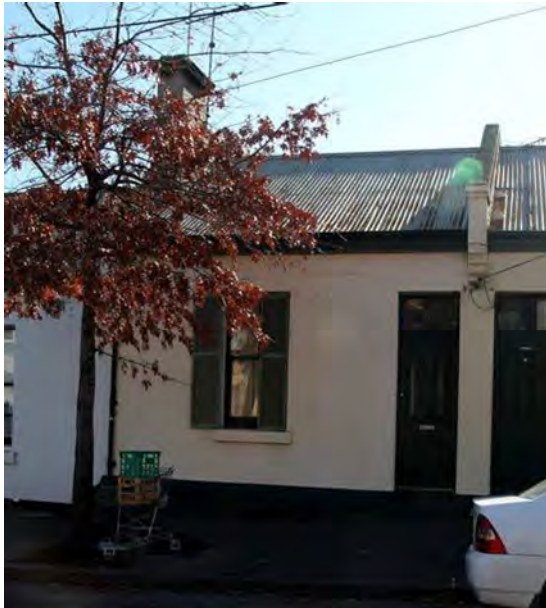
Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr. Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

64 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street,
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr. Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

66 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street,
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr. Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part

68 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street,
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Dr. Moore's row houses and shop, 12-20 Chetwynd Street, 62-74 Rosslyn Street, part 70-74 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residences
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row houses and corner shop built in 1868 by West Melbourne contractor Thomas Noble, for Dr. George Moore, a Queensberry Street surgeon and district public vaccinator, including houses at 12-20 Chetwynd Street and 62-68 Rosslyn Street; and the former Sowter's shop and residence at the corner (70-74 Rosslyn Street).

Contributory elements include:

- a single-storey, brick row of five cottages in Chetwynd Street and four in Rosslyn Street, all finished in ruled stucco and set on bluestone footings (typically painted over) with end and rear walls face-brick (see 68 Rosslyn Street rendered over in Chetwynd Street);
- corner former shop, set on a semi-hexagonal in plan at the corner of Chetwynd Street and Rosslyn Street,
- transverse gabled, typically corrugated iron clad, roofs (new tiles on 70-4 Rosslyn);
- cemented chimneys (some cornice details missing) engaged alternately in expressed party walls that are corbelled back to the wall line on the street facade;
- doors typically four panel with two-light toplights and placed in pairs, except for 12 Chetwynd Street where the door is central and 70-74 Rosslyn Street where it is set in the splayed corner;
- single double-hung sash windows to houses, except for 12 Chetwynd Street which has two;
- three long narrow windows to the former shop at 70-74 Rosslyn Street which may be added; and
- all built on the street alignment with stone paved lane access to the rear, the small scale and siting being indicative of the age.

The door at 16 Chetwynd Street is of Edwardian-era character and doors at 70-74 Rosslyn Street have also been changed.

The rows form strong streetscape elements, being set hard on the street on both sides of a distinctive triangular site. Trees in Eades Place and Chetwynd Street assist the small and intimate scale of these houses by confinement of the field of vision to them, whilst the former shop obtains maximum prominence.

How is it significant?

Dr. Moore's row houses and shop are significant historically and aesthetically to West Melbourne and the City of Melbourne.

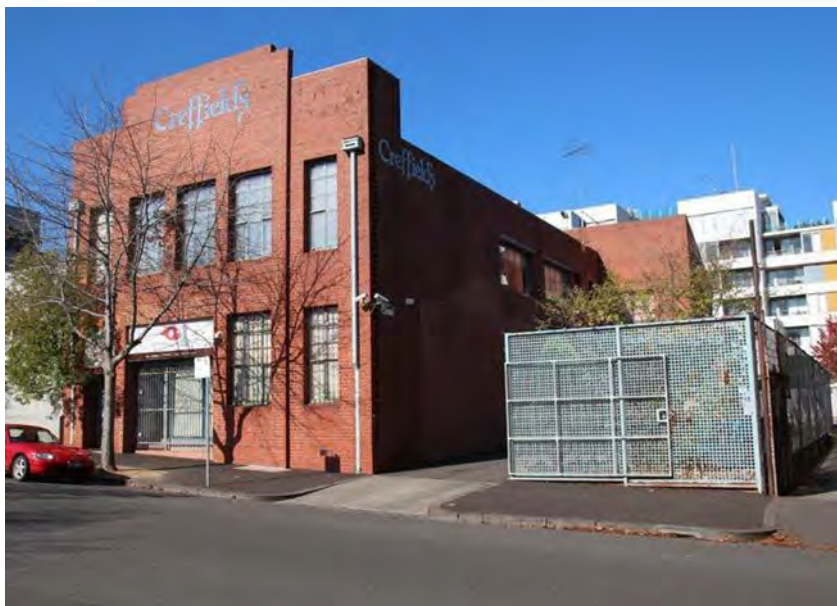
Why is it significant?

Dr. Moore's row houses and shop are significant.

- Aesthetically, the rows are of a simple early form with little architectural embellishment individually, but as continuous rows of stepped cottages they form strong streetscape elements, each closely matched to the streets irregular junction angle and the small confined village scale evokes the early Victorian-era well (Criterion E); and
- Historically, an extensive development by a local active medical practitioner and successful investor, Dr. George Moore, who was cited in a number of well publicised medical events in the Victorian-era as well as providing expert evidence to the Royal Commission into the coal industry 1891 (Criterion A).

Felton Grimwade and Duerdins Pty. Ltd. factory, later Lyell-Owen Pty. Ltd., Creffields

101-107 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1944
View of place:	2015

Statement of Significance

What is significant?

Factory wing designed in 1944 by industrial design specialists, Arthur Peck and Hugh Peck as an addition to the Felton Grimwade and Duerdins Pty. Ltd. chemical manufacturing complex,

Contributory elements include:

- two storey face red brick parapeted factory, with matching but higher skillion additions built on an existing wing at the rear;
- pitched roofs behind parapet;
- three-bay symmetrical façade with raised central bay providing for a stepped parapet;
- soldier coursing above openings and across side bays as structural ornament;
- rainwater heads and downpipes arranged symmetrically as part of the facade; and
- multi-pane glazing in steel framing.

Integrity is good despite new entry lobby created central to the facade.

How is it significant?

The Felton Grimwade and Duerdins Pty. Ltd. factory, 101-107 Rosslyn street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Felton Grimwade and Duerdins Pty. Ltd. factory, 101-107 Rosslyn street, is significant.

- Historically, for its association with this important company and its increased capacity during World War Two as part of their war effort, also a well-preserved Interwar industrial building symbolic of this phase of growth in West Melbourne (Criterion A); and
- Aesthetically, a strong Moderne style design using brickwork as its ornament and massing (Criterion E).

**Dixon and Co. cordial factory, later Felton Grimwade and Duerdins Pty.
Ltd. chemical laboratory, factory and store complex**

109-133 Rosslyn Street, WEST MELBOURNE

Demolished

Australian Biscuit Company Ltd. stores

300 Rosslyn Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1889
View of place:	2015

Statement of Significance

What is significant?

Australian Biscuit Company Ltd. stores erected in 1889 to the design of architect John Birtwistle; the builders were Peirson and Wright of Carlton.

Contributory elements include:

- three level parapeted face brick and cemented stores;
- three hipped roof bays behind parapet;
- cemented entablature, cornice moulds, string moulds and a central raised gabled entablature;
- small punched segmentally arched openings with voussoirs as indicative of its use as storage, with some timber double-hung sash windows on north face ground level; and
- major corner element, echoed on the next corner by the Interwar former Fitchett building at 240 Stanley Street and complementary to the Victorian-era streetscape backing onto the site in Stanley Street.

Integrity is good despite window joinery having been replaced, with multi-pane steel framed glazing on north windows; ground level openings refitted, bricks painted over.

How is it significant?

Australian Biscuit Company Ltd stores is significant historically and aesthetically to West Melbourne.

Why is it significant?

Australian Biscuit Company Ltd stores is significant.

- Historically, as the only built trace of this large and well publicised company (Criterion A); and
- Aesthetically, as relatively well-preserved and large, late Victorian-era stores, a now rare building type in North and West Melbourne, also custom designed by James Birtwistle who was responsible for some significant buildings in the same era and a major Victorian-era streetscape corner element, as a continuation from Stanley Street (Criterion E).

Melbourne Assessment Prison (former Melbourne Remand Centre)

317-353 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Prison
Date(s):	1989
View of place:	2015

Statement of Significance

What is significant?

Melbourne Assessment Prison, (former Melbourne Remand Centre) opened in 1989, is a good example of Post-Modern design by architects in association Godfrey Spowers and Daryl Jackson AO..

Contributory elements include:

- pressed red brick parapeted form loosely inspired by Italian Renaissance palazzo forms;
- four levels with two attic storeys above, set in deeply recessed bayed elevations with giant-order piers;
- loggia at ground level and splayed corner;
- banding and diaper patterns applied in cream brick to facade;
- punched openings in façade as slits or squares in attic levels;
- fenestration wall to north side rear with tympanum motif; and
- red and cream brick pierced and panelled yard wall at rear.

How is it significant?

The Melbourne Assessment Prison former Melbourne Remand Centre is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

The Melbourne Assessment Prison former Melbourne Remand Centre is significant.

- Historically, as a well-preserved, large scale and the only modern custom-designed prison complex active within the City of Melbourne, which is associated with a number of notorious prisoners.(Criterion A) ; and
- Aesthetically, among the largest and most articulate Post Modern design in the City of Melbourne from an era when design context was as important as the design itself, in this case referencing the significant Sands and McDougall building nearby. The building provides a contemporary contribution to the industrial character of West Melbourne; and associated with architect, Daryl Jackson, who was recognised nationally at this time for the excellence of his design work in Australia (Criterion E).

Sands and McDougall precinct

355-371 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory, warehouse
Date(s):	1889, 1900, 1914
View of place:	2015

Statement of Significance

Sands and McDougall precinct: buildings at 83-113, 115, 135 Batman Street, 23 Franklin Place, 102 Jeffcott Street, 355 and 371 Spencer Street;

What is significant?

Contributory features or elements of this place include:

Sands and McDougall Pty. Ltd. Main wing, 355 Spencer Street, 1888-9, designed by Thomas Watts and Sons.

- close association with Sands and McDougall Pty. Ltd. and Thomas Watts and Sons architects;
- Victorian-era fabric;
- a grand six-storey, red brick and stucco parapeted factory building set on the Jeffcott Street corner;
- symmetrically arranged three main façade bays, each with a hipped roof form over, as expressed by massive parapet pediments;
- cemented parapet cornice and string moulds dividing the storeys;
- basalt sills and voussoirs to formerly double-hung sash window openings;
- bracketed cement hood over the entry;
- painted wall signs with the firm's name on north and south sides; and
- contribution as a period landmark being a major corner site, in original condition and with gigantic proportions set amongst low-rise neighbours and the centre-piece of an associated complex of red brick industrial buildings in the locality and the former Melbourne Remand Centre that was clearly inspired by this building.

Sands and McDougall Pty. Ltd. Warehouse, 371 Spencer Street, 1900, designed by Thomas Watts and Sons.

- close association with Sands and McDougall Pty. Ltd. and Thomas Watts and Sons architects;
- Edwardian-era fabric;
- a three-storey, red brick and stucco parapeted warehouse adjoining the factory;
- symmetrically arranged three main façade bays, each with a hipped roof form over, as expressed by cemented parapet pediments, with flanking scrolls;
- cemented parapet cornice and string moulds dividing the storeys;
- basalt sills and voussoirs to formerly double-hung sash window openings;
- painted wall signs with the firm's name on north and south sides; and
- contribution as a period landmark being a major corner site, in original condition and with gigantic proportions set amongst low-rise neighbours and the centre-piece of an associated complex of red brick industrial buildings in the locality.

Openings altered with single pane glazing in place of double-hung sash windows, entry altered.

Sands and McDougall Pty. Ltd. 102 Jeffcott Street factory 1914, designed by Arthur & Hugh Peck.

- face brick (bricks painted over) one level plus basement building set on a stone paved lane between it and the main building; and
- double gabled parapeted roofline, corrugated iron clad roof behind.

Openings altered, entry altered.

Sands and McDougall Pty. Ltd. box factory, 83-113 Batman Street, 1927-8, 1937-1940, designed by Arthur & Hugh Peck.

- close association with Sands and McDougall Pty. Ltd. and Arthur & Hugh Peck architects;
- interwar fabric;
- four and five-level face red brick factory building in a bold and austere proto-Modern style;
- eight bays of brick piers dividing the street elevation, with brick spandrels separating windows;
- visual reinforcement of each end with lesser pier spacing;
- multi-gabled side elevations to lanes;
- pitched roofs behind parapets;
- some remaining steel framed multi-pane glazing to end bays;
- concrete lintels expressed across openings; and
- some vertical boarded external doors.

Strong visual and historical link to the adjoining Sands and McDougall complex and the former Goetz building on the west (redeveloped).

WG Goetz and Son Pty. Ltd, 115 Batman Street, 1925, 1935, designed by Joy & McIntyre Consulting and Designing Engineers and Architects; Joy & Dixon, Architects & Engineers

- association with WG Goetz and Son Pty. Ltd;
- interwar fabric;
- two level red brick parapeted and gabled facades (with major upper level tower addition);
- deeply moulded cement string mould and cemented lintels;
- punched openings (altered); and
- panelled brickwork bays.

Sands and McDougall wood working building, 135 Batman Street, Interwar.

- close association with Sands and McDougall Pty. Ltd.
- interwar fabric;
- one-level red brick parapeted factory, with pitched corrugated iron clad roof;
- pierced and panelled parapet;
- bracketed cornice moulding;
- punched openings; and
- double-hung sash windows, timber-framed.

W O'Donnell engineers workshop, at 23 Franklin Place, c1900-1918

- association with W O'Donnell engineers;
- Edwardian-era fabric;
- red brick, two-level parapeted and gabled workshop building.
-

How is it significant?

Sands and McDougall precinct is significant historically and aesthetically to West Melbourne, the City of Melbourne and Victoria.

Why is it significant?

Sands and McDougall complex precinct is significant.

- Aesthetically, like many other warehouse or factory buildings of the period and earlier, this complex dominates its residential contemporaries in scale and adopts the Italian Renaissance Revival ornament of commercial designs current since the 1870s but in this case executed in red brick with stucco trim. The main building of 1888-9 is a large and original, prominently sited and competently ornamented 19th century factory building which possesses early use of all iron fire-proofed framing and was designed by the distinguished architectural firm, Thomas Watts and Sons. It is of

State importance as an indicative and surprisingly original example of the fast disappearing large industrial buildings of the late 19th century. The adjacent contributory buildings from the Interwar period use the same architectural language and materials but with a modern interpretation (Criterion E); and

- Historically, the complex includes the most of the known surviving and most substantial buildings linked with this most well known of stationery firms that had a national presence and is one of the most significant industrial complexes in Victoria, with the Goetz factory also representing a specialised area of manufacture that differs from the more typical heavy industry (Criterion A).

McLeod's row house and shop, later Edwards' general store (part)

362-364 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house later shop & residence row
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

Row house and corner shop and residence built by James Lever in 1868 for Norman McLeod.

Contributory elements include:

- two storey parapeted stuccoed row house and corner shop in a simple Italian Renaissance Revival style;
- cemented cornice and string moulds, quoining and brackets with a raised pedimented entablature at the corner splay;
- originally face brick side and rear walls;
- punched window openings, with moulded cemented architraves and bracketed sills;
- corner entry doorway and toplight; and
- traditional corner siting for Victorian-era shop or commercial building.

Changes include additions, removal of the roof and chimneys, revision of the ground floors facing Jeffcott and Spencer Street, with new openings, refit of all openings. The integrity is only fair but the simple form of the building remains symbolic of the first Crown Grant era.

How is it significant?

McLeod's row house and shop are significant historically to West Melbourne.

Why is it significant?

McLeod's row house and shop are significant.

- Historically and socially, as symbolic of the first Crown Grant era and the simple form of commercial architecture that dated from that period also as a corner grocery for a long period serving the former residential area around it (Criterion A).

Sands and McDougall Ltd factory and warehouse complex, warehouse part,

371 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1900
View of place:	2015

Statement of Significance

Part Sands and McDougall Pty Ltd. complex.

What is significant?

Contributory features or elements of this place include:

Sands and McDougall Pty. Ltd. Main wing, 355 Spencer Street, 1888-9, designed by Thomas Watts and Sons.

- close association with Sands and McDougall Pty. Ltd. and Thomas Watts and Sons architects;
- Victorian-era fabric;
- a grand six-storey, red brick and stucco parapeted factory building set on the Jeffcott Street corner;
- symmetrically arranged three main façade bays, each with a hipped roof form over, as expressed by massive parapet pediments;
- cemented parapet cornice and string moulds dividing the storeys;
- basalt sills and voussoirs to formerly double-hung sash window openings;
- bracketed cement hood over the entry;
- painted wall signs with the firm's name on north and south sides; and
- contribution as a period landmark being a major corner site, in original condition and with gigantic proportions set amongst low-rise neighbours and the centre-piece of an associated complex of red brick industrial buildings in the locality and the former Melbourne Remand Centre that was clearly inspired by this building.

Sands and McDougall Pty. Ltd. Warehouse, 371 Spencer Street, 1900, designed by Thomas Watts and Sons.

- close association with Sands and McDougall Pty. Ltd. and Thomas Watts and Sons architects;
- Edwardian-era fabric;
- a three-storey, red brick and stucco parapeted warehouse adjoining the factory;
- symmetrically arranged three main façade bays, each with a hipped roof form over, as expressed by cemented parapet pediments, with flanking scrolls;
- cemented parapet cornice and string moulds dividing the storeys;
- basalt sills and voussoirs to formerly double-hung sash window openings;
- painted wall signs with the firm's name on north and south sides; and
- contribution as a period landmark being a major corner site, in original condition and with gigantic proportions set amongst low-rise neighbours and the centre-piece of an associated complex of red brick industrial buildings in the locality.

Openings altered with single pane glazing in place of double-hung sash windows, entry altered.

Sands and McDougall Pty. Ltd. 102 Jeffcott Street factory 1914, designed by Arthur & Hugh Peck.

- face brick (bricks painted over) one level plus basement building set on a stone paved lane between it and the main building; and

- double gabled parapeted roofline, corrugated iron clad roof behind.

Openings altered, entry altered.

Sands and McDougall Pty. Ltd. box factory, 83-113 Batman Street, 1927-8, 1937-1940, designed by Arthur & Hugh Peck.

- close association with Sands and McDougall Pty. Ltd. and Arthur & Hugh Peck architects;
- interwar fabric;
- four and five-level face red brick factory building in a bold and austere proto-Modern style;
- eight bays of brick piers dividing the street elevation, with brick spandrels separating windows;
- visual reinforcement of each end with lesser pier spacing;
- multi-gabled side elevations to lanes;
- pitched roofs behind parapets;
- some remaining steel framed multi-pane glazing to end bays;
- concrete lintels expressed across openings; and
- some vertical boarded external doors.

Strong visual and historical link to the adjoining Sands and McDougall complex and the former Goetz building on the west (redeveloped).

Sands and McDougall wood working building, 135 Batman Street, Interwar.

- close association with Sands and McDougall Pty. Ltd.
- interwar fabric;
- one-level red brick parapeted factory, with pitched corrugated iron clad roof;
- pierced and panelled parapet;
- bracketed cornice moulding;
- punched openings; and
- double-hung sash windows, timber-framed..

How is it significant?

The Sands and McDougall factory and warehouse complex is significant historically and aesthetically to West Melbourne, the City of Melbourne and Victoria.

Why is it significant?

The Sands and McDougall factory and warehouse complex is significant.

- Aesthetically, like many other warehouse or factory buildings of the period and earlier, this complex dominates its residential contemporaries in scale and adopts the Italian Renaissance Revival ornament of commercial designs current since the 1870s but in this case executed in red brick with stucco trim. The main building of 1888-9 is a large and original, prominently sited and competently ornamented 19th century factory building which possesses early use of all iron fire-proofed framing and was designed by the distinguished architectural firm, Thomas Watts and Sons. It is of State importance as an indicative and surprisingly original example of the fast disappearing large industrial buildings of the late 19th century (Criterion E); and
- Historically, the complex includes the earliest known surviving and most substantial buildings linked with this most well known of stationery firms that had a national presence and is one of the most significant industrial complexes in Victoria, representing a specialised area of manufacture that differs from the more typical heavy industry (Criterion A).

Alexander Dick's house also Tinto House, later Curtin House

384 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

House built by contractor and speculator, Alexander Dick, for his own use in 1879.

Contributory elements include:

- two storey parapeted brick and stuccoed row house;
- cemented cornice moulds, rosettes, with a raised segmentally arched entablature;
- originally face brick side and rear walls;
- pitched roof behind the parapet, with corrugated iron cladding and chimney;
- originally two storey verandah since rebuilt;
- double-hung sash windows in both segmentally and fully arched openings with pronounced voussoirs; and
- contribution to a valuable Edwardian and Victorian-era streetscape and located opposite the highly significant Sands and McDougall complex.

Integrity is only fair, with painting of the bricks, changes to entry and toplight, altered verandah and upper level window, and an altered fence. The building has some historical value.

How is it significant?

Alexander Dick's house also Tinto house, is of historical significance to West Melbourne.

Why is it significant?

Alexander Dick's house also Tinto house, is significant.

- Historically, as an altered representative of the late Victorian-era building boom in West Melbourne while also the creation of one of the successful practitioners of that boom, Alexander Dick. Also contributory to a valuable Edwardian and Victorian-era streetscape and located opposite the highly significant Sands and McDougall complex (Criterion A).

Aaron Danks' factory-warehouses

386-394 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory, warehouse
Date(s):	1908-9
View of place:	2015

Statement of Significance

What is significant?

Warehouse erected by W.F. Holden for hardware merchant and benefactor Aaron Danks (later Sir Aaron Danks), to the design of the renowned architect, Charles A. D'Ebro, in 1908-9.

Contributory elements include:

- two storey face brick parapeted Edwardian Freestyle factory warehouses;
- three-bay façade divided by deep, brick bullnose-profile piers with cemented parapet entablatures, and moulded terracotta cornices;
- central bay with raised gabled entablature bearing the date on a panel;
- ribbing applied to piers, emanating from cement orbs on the cappings and terminated on cemented cartouches;
- ox-bow shaped string moulds over segmentally arched upper level openings, with bullnose brick reveals and moulded strings as sills;
- face red brick side and rear walls, with concrete lintols over timber framed window groups;
- terracotta wall vents;
- pitched roofs behind the parapet in three hipped sawtooth bays clad with corrugated iron and clerestory lighting to the upper level;
- double-hung timber sash upper level windows;
- ground level openings set within piers with an uncommon bullnose profile ribbed soffit over; and
- part altered early shopfront and entry door at 394 Spencer Street.

Bricks painted over and ground level joinery changed.

How is it significant?

Aaron Danks' factory-warehouses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Aaron Danks' factory-warehouses are significant.

- Historically, for its association with the important figure, Aaron Danks, in his managerial role for the company John Danks after his father's death, and as one of the oldest buildings surviving commissioned by this vast Danks company (Criterion A); and
- Aesthetically, a good example of Charles D'Ebro's work, a specialist in the application of Edwardian-era or Arts and Crafts Freestyle to commercial buildings (Criterion E).

Bennett's Dalston Bakery

405-407 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence, bakery
Date(s):	1906
View of place:	2015

Statement of Significance

What is significant?

Shop and dwelling erected by John Timmins in 1906 for Mrs Bennett, at the corner of Spencer and Franklin Streets to the design of architect R. M. King for use by Henry William Bennett, baker.

Contributory elements include:

- two storey parapeted face red brick and cement Queen Anne style complex on stone footings;
- pitched roofs behind parapets, clad with corrugated iron;
- impressive row of red brick corbelled chimney to bakery rear wall, signalling function;
- cemented chimney to shop and residence;
- black brick string mould at sill level;
- baker's shop at corner with splayed corner entry;
- cemented cornice and parapet entablature with the name 'H Bennett est 1850' and 'Dalston Bakery', scrolled around end chimney;
- traces of old signage on bakery side wall;
- cemented voussoirs over original openings;
- scrolled broken pediment to raised entablature at corner;
- double-hung sash windows upper level, staggered on side elevation;
- skillion form bakery at rear with pitched crossing to courtyard between shop and bakery; and
- contribution to Edwardian-era and Interwar commercial streetscape along Spencer Street.

Integrity is good despite Edwardian-era windows added to the upper level, painting over of some bricks and stonework, and the corner entry and shopfront having been bricked in on ground level. The entry has been part reopened since 1983 (see North and West Melbourne Conservation Study 1983).

How is it significant?

Bennett's Dalston Bakery is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Bennett's Dalston Bakery is significant.

- Historically, closely linked with the Bennett family of bakers and a bakery and shop over an extended period, also representative of the end of a major growth period in West Melbourne also as a now rare Edwardian-era bakery and baker's shop and residence complex within the City (Criterion A); and
- Aesthetically, a custom-designed strong corner Edwardian-era complex with distinctive detailing and bold massing in the Queen Anne style also contributory to a minor commercial Edwardian-era streetscape along Spencer Street (Criterion E).

Australian Glass Manufacturers Co. Ltd. (façade only)

420 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Showroom
Date(s):	1937
View of place:	2015

Statement of Significance

What is significant?

Streamlined Moderne style commercial façade commissioned by Australian Glass Manufacturers Co. Ltd. and designed by H.W. And F.B. Tompkins for completion in 1937.

Contributory elements include:

- parapeted two storey stuccoed and terra-cotta parapeted show room and offices (façade) in the Streamlined Modern style;
- corner site with two principal elevations;
- five-bay main façade facing Spencer Street with three grooved fins to the centre glazed panel, flagpole above on tripartite support and the address in metal lettering, '420 Spencer St' under,
- three-bay façade to Dudley Street with stepped parapet over the centre bay;
- use of terracotta faience as streamlining, tiled dados;
- use of vertical fins and horizontal fluted spandrels, flat and curved surfaces as an interplay of form and finish rather than applied ornament;
- large panels of glass brickwork, a company product; and
- metal windows and door frames.

How is it significant?

Australian Glass Manufacturers Co. Ltd. (façade) is significant historically and aesthetically to West Melbourne

Why is it significant?

Australian Glass Manufacturers Co. Ltd. (façade) is significant.

- Historically, as the local headquarters and showroom of the important Australian firm, Australian Glass Manufacturers, whose products aided in the development of Modernist glass-oriented architecture in the following decades also as a showpiece for this type of architecture to be emulated (Criterion A); and
- Aesthetically, as a good example of the Streamline Moderne style designed by H.W. and F.B. Tompkins who were responsible for a number of significant commercial buildings in the Melbourne business centre in the interwar period, notably Myers store in Bourke Street (Criterion E).

Victorian-era commercial streetscape

437-441 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residences
Date(s):	1868-c1890
View of place:	2015

Statement of Significance

Victorian-era commercial streetscape, 437-441 Spencer Street, West Melbourne

What is significant?

Commercial Victorian-era streetscape at 437-441 Spencer Street, West Melbourne includes the early shop and dwelling at 441 constructed in 1868 for John Crabtree. and the shop and residence at 437 as an altered Victorian-era structure which exemplifies the change in commercial styling.

Contributory elements in the streetscape include:

- double storey rendered Victorian-era shops and residences, set on bluestone footings;
- cemented parapeted façade on 437 with moulded architraves, cornice and blocks on brackets;
- Italian Renaissance Revival styling on 437;

- traditional splayed corner entry for 441;
- double-hung sash windows on 437;
- shopfront on the narrow Spencer Street façade of 441, now altered; and
- corrugated galvanised steel simply hipped roofs.

All of the other windows have also been replaced on 441, probably originally double hung sashes.

How is it significant?

Victorian-era commercial streetscape at 437-441 Spencer Street, West Melbourne, is significant historically to West Melbourne.

Why is it significant?

This Victorian-era commercial streetscape at 437-441 Spencer Street, West Melbourne, is significant.

- Historically, the streetscape demonstrates both an early and later Victorian-era phase of commercial development of West Melbourne in the mid-nineteenth century (Criterion A).

Brown's factory, later Preston Motors Pty. Ltd.

445 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1935
View of place:	2015

Statement of Significance

What is significant?

Moderne style factory built in 1935 by WG Rothwell for E.W. and E.S. Brown Esq. later used by Preston Motors Pty. Ltd. for a service station and their West Melbourne showroom.

Contributory elements include:

- parapeted one and two storey Moderne style face brick factory on corner site;
- three-colour brickwork, brown or manganese and red as vertical and horizontal panels, and cream as string moulds and basket weave panels set into piers;
- soldier coursing over openings and as a parapet capping also squints as sills;
- concrete lintols;
- twin gabled roofs behind the parapet; and
- steel framed multi-pane glazing

How is it significant?

Brown's factory, later Preston Motors Pty. Ltd., is significant historically and aesthetically to West Melbourne.

Why is it significant?

Brown's factory, later Preston Motors Pty. Ltd., is significant.

- Historically, for the building's link with the ongoing and successful motor retailing firm of Preston Motors also as a representative of the Interwar industrial development that overtook this part of West Melbourne (Criterion A); and
- Aesthetically, as a good and well-preserved example of Moderne design using coloured and pattern brickwork (Criterion E).

Hotel Spencer

475 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1926-7
View of place:	2015

Statement of Significance

What is significant?

Greek Revival style hotel created by hotel design specialists Sydney Smith Ogg and Serpell for Mrs M Riordan for completion by 1927.

Contributory elements include:

- Greek Revival style parapeted and stuccoed three-level corner hotel;
- stepped parapet over a deep bracketed cornice;
- three bay Spencer Street façade and seven bay Rosslyn Street elevation, set on a high, ruled cement podium base;
- giant order pilasters framing a central recessed façade bay with balconies and wrought iron balustrade incorporating the saltire cross motif;
- Egyptian motifs such as the scarab beetle and reeded capitals;
- bas-relief letters spelling out 'Hotel Spencer' on the podium and upper level of both elevations; and
- double-hung sash windows with lattice pattern sashes set within vertical strips and separated by moulded spandrels.

Integrity is good despite the removal of dado tiles, addition of intrusive service elements and a large sign attached to the parapet. Ground level openings have been changed.

How is it significant?

Spencer Hotel, later Hotel Spencer, is significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Spencer Hotel later Hotel Spencer is significant.

- Historically and socially, as a local corner hotel and gathering place for the West Melbourne community over time (Criteria A, G); and
- Aesthetically, as a superior Greek revival style hotel example, carried out by the important architectural firm, Sydney Smith Ogg and Serpell, also a major, although isolated, traditional corner streetscape element (Criterion E).

Commercial streetscape, 491-501 Spencer Street

WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1866-c1905
View of place:	2015

Statement of Significance

Commercial streetscape 491-501 Spencer Street

What is significant?

Commercial streetscape that includes at its core the shop and dwelling at 499 Spencer Street built by Farnsworth and Potts for butcher Robert Barnes by 1880 and to a design by North Melbourne architect Henry Shalless, in a significant Edwardian and Victorian-era commercial streetscape, 491-501 Spencer Street, most of which was once owned by Barnes.

- Other contributory buildings in this streetscape include:
- Ethelboro or Clarke's house at 491 built from 1866 onwards;
- Clark and Heron's building at 493 built c1905,
- Shops and residences at 495-497, built c1886.

This streetscape is adjoining another similar streetscape at 505-511 Spencer Street that shares similar stylistic traits and finishes while having sufficient integrity to represent this important growth era in West Melbourne.

Contributory elements within the streetscape include:

- one and two storey scaled shops and residences;
- parapeted brick and stuccoed Victorian-era designs in the Italian Renaissance Revival style;
- Edwardian-era face brick parapeted two level shop and residence;
- originally face brick side and rear walls;
- pitched roofs behind the parapet; and
- double-hung sash windows.
- Upper level facade integrity is good but ground levels have changed.

How is it significant?

- The commercial streetscape, 491-501 Spencer Street, is significant historically to West Melbourne.

Why is it significant?

The commercial streetscape, 491-501 Spencer Street, is significant.

- Historically, the shops in this group represent major growth periods in West Melbourne also as a shop group owned by the Barnes family over a long period and used as their butcher's shop (Criterion A).

Barnes' shop and residence, part commercial streetscape 491-501 Spencer Street

499 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1879-80
View of place:	2015

Statement of Significance

See also Statement of Significance for commercial streetscape at 491-501 Spencer Street.

What is significant?

Shop and dwelling built by Farnsworth and Potts for butcher Robert Barnes to a design by North Melbourne architect Henry Shalless in 1879-80.

Contributory elements include:

- two storey parapeted stuccoed Victorian-era shop and residence in the Italian Renaissance Revival style;
- cemented cornice moulds, blocks, stylised elongated brackets and inverted consoles at first floor level;
- face brick side and rear walls;
- pitched roof behind the parapet;
- double-hung sash windows, with distinctive ornamental pair at the upper level, detailed in manner similar to other Shalless window groups;
- pilasters at ground level as vertical divisions in the former shopfront; and
- contribution to valuable Victorian-era streetscape.

Integrity of the upper level is good but the ground level has changed with the exception of the pilasters.

How is it significant?

Barnes' shop and residence is significant historically and aesthetically to West Melbourne.

Why is it significant?

Barnes' shop and residence is significant.

- Historically, with other shops in this group (491-503 Spencer Street), representative of a major growth period (Victorian-era) in West Melbourne, also the centre-piece of a shop group owned by the Barnes family over a long period and used as their butcher's shop (Criterion A); and
- Aesthetically, as a fine and distinctive shop façade designed by local architect Henry Shalless and contributory to a Victorian-era commercial streetscape (Criterion E).

James Campbell's shop and residence

502 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1881
View of place:	2015

Statement of Significance

What is significant?

Shop and residence built for West Melbourne blacksmith, James Campbell, by Henry in 1881.

Contributory elements include:

- a double-storey parapeted and rendered residence built to the property line;
- cemented detailing including bracketed cornice, quoining, parapet pediment with scrolls;
- tripartite timber-framed double-hung sash windows with a rendered hood mould and bracketed sill on the upper level façade; and
- cemented chimneys with cornices.

The ground floor has been altered.

How is it significant?

James Campbell's shop and residence is significant historically to West Melbourne.

Why is it significant?

James Campbell's shop and residence is significant.

- Historically, the building demonstrates early shop and residence development of the nineteenth century Boom period, an important phase in the history of West and North Melbourne. Campbell, a blacksmith, was typical of the artisans who resided and speculated in West Melbourne (Criterion A).

Edwardian and Victorian-era commercial streetscape

503-511 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1878-1915
View of place:	2015

Statement of Significance

Edwardian and Victorian-era commercial streetscape

What is significant?

Contributory places in this Victorian-era commercial streetscape include:

- Yule's shops and residences at 505-507 Spencer Street built 1878;
- Doyle's shops and residences, 509-511 Spencer Street built 1915; and
- shop and residence, later Chinese laundry, 503 Spencer Street, built 1875-1900.

They share:

- parapeted one and two-storey shop and residence forms;
- Italian Renaissance Revival styling with cemented detailing;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys; and
- double-hung sash windows on the upper level.

Chinese laundry, 503 Spencer Street has been altered.

How is it significant?

This Edwardian and Victorian-era commercial streetscape is significant historically and aesthetically to West Melbourne.

Why is it significant?

Edwardian and Victorian-era commercial streetscape is significant.

- Historically, as representative of two major boom eras in the development of West Melbourne (Criterion A); and
- Aesthetically, for the architectural values of 509-511 Spencer Street (see Statement of Significance, 509, 511 Spencer Street) (Criterion E).

Doyle's shop and residence, part 509-511 Spencer Street

509 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1915
View of place:	2015

Statement of Significance

What is significant?

Pair of two-storey brick shops and dwellings built by W. J. Wheeler in 1915 for baker, Samuel Doyle.

Contributory elements include:

- two storey parapeted red brick and stuccoed Edwardian-era shop and residence in an adapted Italian Renaissance Revival style;
- cemented cornice and string moulds, blocks, brackets, recessed vermiculated panels and a raised gabled entablature at first floor level with orbs (part unpainted as original);
- originally face brick side and rear walls;
- pitched roof behind the parapet with corbelled brick chimneys;
- double-hung sash windows, with distinctive architraves and keystones facing Spencer Street and arranged in a pattern facing Stanley Street with the arched opening and leadlight glazing signalling the internal stair case;
- metal framed shopfront at ground level (511); and
- contribution to valuable Edwardian and Victorian-era streetscape.

The cantilever street canopy is an early one but has been reclad.

Integrity is good despite the replacement of the shopfront on 509; painting of bricks and new green tiled plinth and piers on 511 Spencer Street (identified in 1991 as painted over); altered windows on 511.

How is it significant?

Doyle's shop and residence pair is significant historically and aesthetically to West Melbourne.

Shops and residences at 505-511 Spencer Street are contributory to a locally significant streetscape.

Why is it significant?

Doyle's shop and residence is significant.

- Historically, with other shops in this group (505-507 Spencer Street), as representative of a major growth period in West Melbourne also the centre piece of a shop group owned by the Doyle family over a long period (Criterion A); and
- Aesthetically, as distinctive Edwardian-era shop façades and contributory to a Victorian-era commercial streetscape (Criterion E).

Doyle's shop and residence, part 509-511 Spencer Street

511 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1915
View of place:	2015

Statement of Significance

What is significant?

Pair of two-storey brick shops and dwellings built by W. J. Wheeler in 1915 for baker, Samuel Doyle.

Contributory elements include:

- two storey parapeted red brick and stuccoed Edwardian-era shop and residence in an adapted Italian Renaissance Revival style;
- cemented cornice and string moulds, blocks, brackets, recessed vermiculated panels and a raised gabled entablature at first floor level with orbs (part unpainted as original);
- originally face brick side and rear walls;
- pitched roof behind the parapet with corbelled brick chimneys;
- double-hung sash windows, with distinctive architraves and keystones facing Spencer Street and arranged in a pattern facing Stanley Street with the arched opening and leadlight glazing signalling the internal stair case;
- metal framed shopfront at ground level (511); and
- contribution to valuable Edwardian and Victorian-era streetscape.

The cantilever street canopy is an early one but has been reclad.

Integrity is good despite the replacement of the shopfront on 509; painting of bricks and new green tiled plinth and piers on 511 Spencer Street (identified in 1991 as painted over); altered windows on 511.

How is it significant?

Doyle's shop and residence pair is significant historically and aesthetically to West Melbourne.

Shops and residences at 505-511 Spencer Street are contributory to a locally significant streetscape.

Why is it significant?

Doyle's shop and residence is significant.

- Historically, with other shops in this group (505-507 Spencer Street), as representative of a major growth period in West Melbourne also the centre piece of a shop group owned by the Doyle family over a long period (Criterion A); and
- Aesthetically, as distinctive Edwardian-era shop façades and contributory to a Victorian-era commercial streetscape (Criterion E).

Royal Mail Hotel (formerly Cook's Hotel)

519 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1938 renovation
View of place:	2015

Statement of Significance

What is significant?

Royal Mail Hotel renovated in the Moderne style to the design of P. J. O'Connor in 1938, as applied to a Victorian-era hotel.

Contributory elements include:

- two storey parapeted Moderne style stuccoed corner hotel, as a renovation of a Victorian-era hotel;
- stepped parapet to corner with fluting or ribbing attached to a raised corner pediment;
- moulded cornice and Moderne style streamlining applied in the render below the upper level sills and a fluted string mould;
- gabled raised entablature at Spencer Street west end, with quoining scrolls, and blocks as part of an adjoining Victorian-era shop and residence absorbed into hotel since 1938;
- double-hung sash windows for upper level as part of Victorian-era hotel; and
- traditional corner hotel form, splayed corner, and siting from Victorian-era.

Integrity is good to the 1938 form, despite ground level changes, with the tile dado removal also added and altered openings. The hotel name, carried out in raised cement lettering, has been removed.

How is it significant?

Royal Mail Hotel is significant historically, socially and aesthetically to West Melbourne.

Why is it significant?

Royal Mail Hotel is significant.

- Historically and socially, for the long tenure as a public house and meeting place extending back to the 19th century (Criteria A, G); and
- Aesthetically, with the Moderne style renovation as a reflection of increased development at West Melbourne in the Interwar period, while still maintaining the symbolism of the old Victorian-era hotel, also as a custom design by a hotel specialist architect, P.J. O'Connor (Criterion E).

Associated Taxi Services offices and service station, later Embassy café and service station

541-547 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Service Station
Date(s):	1956
View of place:	2015

Statement of Significance

What is significant?

Associated Taxi Services offices and service station (later Embassy café and service station) were created in time for the 1956 Olympics to the design of Charles Weight, ARAIA Architect.

Contributory elements include:

- two level steel framed and sheet clad service station and taxi offices, with café;
- modular, expressed curtain wall framing to elevations;
- deep sheet-clad eaves; and
- fibre cement sheet infill or spandrel panels and timber framed hopper sashes for windowwalls.

Integrity is fair despite many ground level additions; the added escape stair on the east end; new spandrel colours; some finishes painted over; and addition of air units and services. The upper level was extended in the 1960s in a similar manner to the existing.

How is it significant?

The Embassy café and service station is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Embassy café and service station is significant.

- Historically, as a symbol of the preparations made for the 1956 Melbourne Olympic Games, with appropriate Modernist styling (Criterion A); and
- Aesthetically, an altered but contemporary 1950s Modern approach to what was by then an established building type (see adjoining as a typical Interwar garage and service station design), designed by Charles Weight who was recognised for his design skill at that time and more recently by architectural historians (Criterion E).

Lever Brothers Pty. Ltd., soap manufacturers offices, factory.

567 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1935-40, 2000
View of place:	2015

Statement of Significance

What is significant?

Moderne style externally well-preserved factory building occupied by international soap and margarine production firm, Lever Brothers, in the Second World War era.

Contributory elements include:

- two-level red brick and stucco parapeted factory;
- well-preserved Moderne style symmetrical elevation;
- strong horizontal elements as spandrels set against the vertical element of the brick piers;
- fluting along the stepped parapet edge, cemented tripartite fins centrally placed;
- metal-framed multi-pane glazing in window strips accentuating the horizontality; and
- contribution of a small industrial complex that abuts in Hawke Street.

How is it significant?

The Lever Bros Pty. Ltd. factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Lever Bros Pty. Ltd. factory is significant.

- Historically, as the Interwar expression of the growth of the chemical industry in West Melbourne also seen in buildings for Duerdins and others, also linked with the international firm of Lever Brothers as the Melbourne head office (Criterion A); and
- Aesthetically, an externally well-preserved Moderne style factory building that concurs with the Hawke Street Lever Brothers factory, at the rear, in styling and scale (Criterion E).

Annagh Terrace, part 582-588 Spencer Street

582 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871-6
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful grocer and developer Alexander McIntosh, 1871-1876.

Contributory elements include:

- two storey parapeted brick and cemented house row;
- cemented cornice moulds, blocks, orbs and brackets with a raised arched entablature central to the row bearing its name;
- brown and cream face brickwork, cream as quoining;
- face red brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with Corinthian derived column order (part), panelled cast-iron frieze (part) and brackets also bellied balustrade panels;
- double-hung sash windows, with 3 lights at ground floor and uncommon French doors at the upperlevel;
- four-panel entry doors and toplights; and
- contribution to valuable Victorian-era streetscape.

Some cement detailing missing; bricks painted over; some cast-iron verandah detailing and posts changed, part in a related manner (see 588 as near original verandah). Assumed timber picket front fence has been reinstated in most of the terrace.

How is it significant?

Annagh Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Annagh Terrace is significant.

- Historically, as well-preserved and representative of a major growth period in West Melbourne also linked with the successful local developer Alexander McIntosh (Criterion A) ; and
- Aesthetically, as a well-preserved and highly ornamented terrace given its early date, utilising some uncommon detailing and finishes, also contributory to a valuable Victorian-era streetscape (Criterion E).

Eagle Hotel, later shop and residence

583 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1869
View of place:	2015

Statement of Significance

What is significant?

Eagle Hotel built for Thomas Hearty in 1869.

Contributory elements include:

- two storey stuccoed and parapeted corner hotel in the Italian Renaissance Revival style;
- cemented cornice and string moulds, plain entablature;
- face brick rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- double-hung sash windows with uncommon cast-iron balconettes at the upper level;
- simple ground level openings as indicative of original although altered;
- cellar entry door on east side, with scrolled skirt; and
- contributory to a Victorian-era streetscape, as a traditional Victorian-era corner element

Ground level openings indicative of original but altered.

How is it significant?

Eagle Hotel is significant historically, socially and aesthetically to West Melbourne.

Why is it significant?

Eagle Hotel is significant.

- Historically and socially, as an early hotel in West Melbourne and a long term public meeting place also representative of the start of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, a simple but elegant Italian Renaissance Revival design that is enhanced by the balconettes, also contributory to a local Victorian-era streetscape (Criterion E).

Annagh Terrace, part 582-588 Spencer Street

584 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871-6
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful grocer and developer Alexander McIntosh, 1871-1876.

Contributory elements include:

- two storey parapeted brick and cemented house row;
- cemented cornice moulds, blocks, orbs and brackets with a raised arched entablature central to the row bearing its name;
- brown and cream face brickwork, cream as quoining;
- face red brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with Corinthian derived column order (part), panelled cast-iron frieze (part) and brackets also bellied balustrade panels;
- double-hung sash windows, with 3 lights at ground floor and uncommon French doors at the upperlevel;
- four-panel entry doors and toplights; and
- contribution to valuable Victorian-era streetscape.

Some cement detailing missing; bricks painted over; some cast-iron verandah detailing and posts changed, part in a related manner (see 588 as near original verandah). Assumed timber picket front fence has been reinstated in most of the terrace.

How is it significant?

Annagh Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Annagh Terrace is significant.

- Historically, as well-preserved and representative of a major growth period in West Melbourne also linked with the successful local developer Alexander McIntosh (Criterion A); and
- Aesthetically, as a well-preserved and highly ornamented terrace given its early date, utilising some uncommon detailing and finishes, also contributory to a valuable Victorian-era streetscape (Criterion E).

Annagh Terrace, part 582-588 Spencer Street

586 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871-6
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful grocer and developer Alexander McIntosh, 1871-1876.

Contributory elements include:

- two storey parapeted brick and cemented house row;
- cemented cornice moulds, blocks, orbs and brackets with a raised arched entablature central to the row bearing its name;
- brown and cream face brickwork, cream as quoining;
- face red brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with Corinthian derived column order (part), panelled cast-iron frieze (part) and brackets also bellied balustrade panels;
- double-hung sash windows, with 3 lights at ground floor and uncommon French doors at the upperlevel;
- four-panel entry doors and toplights; and
- contribution to valuable Victorian-era streetscape.

Some cement detailing missing; bricks painted over; some cast-iron verandah detailing and posts changed, part in a related manner (see 588 as near original verandah). Assumed timber picket front fence has been reinstated in most of the terrace.

How is it significant?

Annagh Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Annagh Terrace is significant

- Historically, as well-preserved and representative of a major growth period in West Melbourne also linked with the successful local developer Alexander McIntosh (Criterion A); and
- Aesthetically, as a well-preserved and highly ornamented terrace given its early date, utilising some uncommon detailing and finishes, also contributory to a valuable Victorian-era streetscape (Criterion E).

Annagh Terrace, part 582-588 Spencer Street

588 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1871-6
View of place:	2015

Statement of Significance

What is significant?

Row houses built for successful grocer and developer Alexander McIntosh, 1871-1876.

Contributory elements include:

- two storey parapeted brick and cemented house row;
- cemented cornice moulds, blocks, orbs and brackets with a raised arched entablature central to the row bearing its name;
- brown and cream face brickwork, cream as quoining;
- face red brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with Corinthian derived column order (part), panelled cast-iron frieze (part) and brackets also bellied balustrade panels;
- double-hung sash windows, with 3 lights at ground floor and uncommon French doors at the upper level;
- four-panel entry doors and toplights; and
- contribution to valuable Victorian-era streetscape.

Some cement detailing missing; bricks painted over; some cast-iron verandah detailing and posts changed, part in a related manner (see 588 as near original verandah). Assumed timber picket front fence has been reinstated in most of the terrace.

How is it significant?

Annagh Terrace is significant historically and aesthetically to West Melbourne.

Why is it significant?

Annagh Terrace is significant.

- Historically, as well-preserved and representative of a major growth period in West Melbourne also linked with the successful local developer Alexander McIntosh (Criterion A); and
- Aesthetically, as a well-preserved and highly ornamented terrace given its early date, utilising some uncommon detailing and finishes, also contributory to a valuable Victorian-era streetscape (Criterion E).

Linton terrace or Taylor's row houses, part 590-596 Spencer Street

590 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1876
View of place:	2015

Statement of Significance

What is significant?

Row houses designed, built and owned by Robert Taylor in 1876.

Contributory elements include:

- a two storeyed, parapeted and stuccoed brick row of four;
- transverse gabled, corrugated iron clad roofs behind the parapet;
- cast iron two level verandahs, with friezes, integral brackets, and roundel pattern iron;
- cemented chimneys;
- simple cemented decoration typical of the early Victorian-era including cornices, cricket bat mouldings with scrolls on the verandah walls, together with the parapet urns;
- double-hung sash windows and 4-panel doors with toplights;
- raised siting, with stone steps up to the verandah;
- iron fences on dressed stone plinths, with iron side fences rather than masonry but with a cemented and capped post at the end houses; and
- contribution as part of a long Victorian-era residential streetscape.

Integrity is good despite missing parapet urns on 592-596 (see urns on 590 Spencer Street) also some details altered.

How is it significant?

Linton terrace or Taylor's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Linton terrace or Taylor's row houses are significant.

- Aesthetically, an early and near original row of a common West Melbourne row house form and a contributory part of a valuable Victorian-era streetscape (Criterion E); and
- Historically, a speculative row by the architect-owner-builder and representative of the start of a major growth period in West Melbourne (Criterion A).

Linton terrace or Taylor's row houses, part 590-596 Spencer Street

592 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1876
View of place:	2015

Statement of Significance

What is significant?

Row houses designed, built and owned by Robert Taylor in 1876.

Contributory elements include:

- a two storeyed, parapeted and stuccoed brick row of four;
- transverse gabled, corrugated iron clad roofs behind the parapet;
- cast iron two level verandahs, with friezes, integral brackets, and roundel pattern iron;
- cemented chimneys;
- simple cemented decoration typical of the early Victorian-era including cornices, cricket bat mouldings with scrolls on the verandah walls, together with the parapet urns;
- double-hung sash windows and 4-panel doors with toplights;
- raised siting, with stone steps up to the verandah;
- iron fences on dressed stone plinths, with iron side fences rather than masonry but with a cemented and capped post at the end houses; and
- contribution as part of a long Victorian-era residential streetscape.

Integrity is good despite missing parapet urns on 592-596 (see urns on 590 Spencer Street) also some details altered.

How is it significant?

Linton terrace or Taylor's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Linton terrace or Taylor's row houses are significant.

- Aesthetically, an early and near original row of a common West Melbourne row house form and a contributory part of a valuable Victorian-era streetscape (Criterion E); and
- Historically, a speculative row by the architect-owner-builder and representative of the start of a major growth period in West Melbourne (Criterion A).

Linton terrace or Taylor's row houses, part 590-596 Spencer Street

594 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1876
View of place:	2015

Statement of Significance

What is significant?

Row houses designed, built and owned by Robert Taylor in 1876.

Contributory elements include:

- a two storeyed, parapeted and stuccoed brick row of four;
- transverse gabled, corrugated iron clad roofs behind the parapet;
- cast iron two level verandahs, with friezes, integral brackets, and roundel pattern iron;
- cemented chimneys;
- simple cemented decoration typical of the early Victorian-era including cornices, cricket bat mouldings with scrolls on the verandah walls, together with the parapet urns;
- double-hung sash windows and 4-panel doors with toplights;
- raised siting, with stone steps up to the verandah;
- iron fences on dressed stone plinths, with iron side fences rather than masonry but with a cemented and capped post at the end houses; and
- contribution as part of a long Victorian-era residential streetscape.

Integrity is good despite missing parapet urns on 592-596 (see urns on 590 Spencer Street) also some details altered.

How is it significant?

Linton terrace or Taylor's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Linton terrace or Taylor's row houses are significant.

- Aesthetically, an early and near original row of a common West Melbourne row house form and a contributory part of a valuable Victorian-era streetscape (Criterion E); and
- Historically, a speculative row by the architect-owner-builder and representative of the start of a major growth period in West Melbourne (Criterion A).

Linton terrace or Taylor's row houses, part 590-596 Spencer Street

596 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1876
View of place:	2015

Statement of Significance

What is significant?

Row houses designed, built and owned by Robert Taylor in 1876.

Contributory elements include:

- a two storeyed, parapeted and stuccoed brick row of four;
- transverse gabled, corrugated iron clad roofs behind the parapet;
- cast iron two level verandahs, with friezes, integral brackets, and roundel pattern iron;
- cemented chimneys;
- simple cemented decoration typical of the early Victorian-era including cornices, cricket bat mouldings with scrolls on the verandah walls, together with the parapet urns;
- double-hung sash windows and 4-panel doors with toplights;
- raised siting, with stone steps up to the verandah;
- iron fences on dressed stone plinths, with iron side fences rather than masonry but with a cemented and capped post at the end houses; and
- contribution as part of a long Victorian-era residential streetscape.

Integrity is good despite missing parapet urns on 592-596 (see urns on 590 Spencer Street) also some details altered.

How is it significant?

Linton terrace or Taylor's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Linton terrace or Taylor's row houses are significant.

- Aesthetically, an early and near original row of a common West Melbourne row house form and a contributory part of a valuable Victorian-era streetscape (Criterion E); and
- Historically, a speculative row by the architect-owner-builder and representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

599 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

601 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

603 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

605 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

607 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

609 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

611 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

613 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Yarra Cottages, part 599- 615 Spencer Street

615 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1879
View of place:	2015

Statement of Significance

What is significant?

Row houses built in two separate stages, by and for Alexander Dick, who was a carpenter. The houses at 599 to 607 Spencer Street were built in 1867, and the other four houses added in 1879.

Contributory elements include:

- a parapeted, single storey row of nine coloured tuck-pointed brick and stucco houses;
- siting close to the street;
- cast iron decorated verandahs with concave profile corrugated iron clad roofs;
- stuccoed, corniced chimneys, cemented cornices and ornamented blocks;
- a segment arched entablature, flanked by urns on pinnacles at the parapet centre;
- double-hung sash windows;
- uncommon two-panel doors, with toplights; and
- contribution to the area as an isolated, but long Victorian-era residential row creating in itself, a streetscape.

Integrity is good despite the replacement of (presumed timber picket) front fences, some with cast-iron pickets on concrete plinths; also some new quarry tiles to the verandah to match what had existed (see 599, 607 Spencer Street); and some bricks painted over.

How is it significant?

Yarra Cottages are significant historically and aesthetically to West Melbourne.

Why is it significant?

Yarra Cottages are significant.

- Aesthetically, of a common row house type but extensive in size and prominent in the street (Criterion E); and
- Historically, Alexander Dick exemplifies the West Melbourne developer-builder who converts his builders yard to house lots; representative of the start of a major growth period in West Melbourne (Criterion A).

Union Trustee Company row houses, part 616-618 Spencer Street

616 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1901
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by Thomas McLean for the Union Trustee Company in 1901 to the design of renowned architects Hyndman and Bates.

Contributory elements include:

- one storey red brick parapeted house row in the Queen Anne revival style;
- gabled parapets with moulded cemented cappings and raised entablature topped by a broken scrolled pediment overhanging the gable wall, as supported by brackets;
- gabled roof forms behind the parapet, clad with corrugated iron, with cemented chimneys;
- ornate cement cartouche centred on each gable end;
- verandah dividing walls with cappings and cement balls corbelled at the verandah eaves line;
- double-hung sash windows in three lights with stylised joinery; and
- contribution as the main part of an to Edwardian-era streetscape.

The wire front fence is related to the construction period.

How is it significant?

Union Trustee Company row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Union Trustee Company row houses are significant.

- Historically, as representative of the second major growth period (Edwardian-era) in West Melbourne also for their association with John Fitzgerald who was locally prominent in North and West Melbourne at that time (Criterion A); and
- Aesthetically, as a custom design by the renowned architects Hyndman and Bates, as an indication of their skill as applied to a very small scale building with resulting distinctive detailing, also contributory to an Edwardian character streetscape (Criterion E).

Union Trustee Company row houses, part 616-618 Spencer Street

618 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1901
View of place:	2015

Statement of Significance

What is significant?

Row house pair built by Thomas McLean for the Union Trustee Company in 1901 to the design of renowned architects Hyndman and Bates.

Contributory elements include:

- one storey red brick parapeted house row in the Queen Anne revival style;
- gabled parapets with moulded cemented cappings and raised entablature topped by a broken scrolled pediment overhanging the gable wall, as supported by brackets;
- gabled roof forms behind the parapet, clad with corrugated iron, with cemented chimneys;
- ornate cement cartouche centred on each gable end;
- verandah dividing walls with cappings and cement balls corbelled at the verandah eaves line;
- double-hung sash windows in three lights with stylised joinery; and
- contribution as the main part of an to Edwardian-era streetscape.

The wire front fence is related to the construction period.

How is it significant?

Union Trustee Company row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Union Trustee Company row houses are significant.

- Historically, as representative of the second major growth period (Edwardian-era) in West Melbourne also for their association with John Fitzgerald who was locally prominent in North and West Melbourne at that time (Criterion A); and
- Aesthetically, as a custom design by the renowned architects Hyndman and Bates, as an indication of their skill as applied to a very small scale building with resulting distinctive detailing, also contributory to an Edwardian character streetscape (Criterion E).

Lizzie Boan's house

638-642 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1909
View of place:	2015

Statement of Significance

What is significant?

Brick house built by R. J. Cottrell and Son for Lizzie Boan to the design of G. B. Leith in 1909.

Contributory elements include:

- red brick Federation Bungalow style house;
- gabled and Dutch-hipped roof forms, clad with corrugated iron or similar, parapet walls to side elevations, boarded eaves soffits;
- asymmetrical plan;
- distinctive label moulds over the arched main windows echoed by an inverse mould under the circular louvered gable vent;
- cemented string mould at sill level;
- red brick chimneys, tall shafts with cemented and bracketed caps and terracotta pots;
- timber framed front verandah with grooved posts, segmentally arched slatted frieze with fretted panels depicting garlic motif;
- double-hung sash windows; and
- contribution to valuable, largely Victorian-era streetscape.

How is it significant?

Lizzie Boan's house is significant historically and aesthetically to West Melbourne and aesthetically to the City of Melbourne.

Why is it significant?

Lizzie Boan's house is significant.

- Historically, as representative of the second major growth period (Edwardian-era) in West Melbourne (Criterion A); and
- Aesthetically, as a custom and unusual design with distinctive detailing, in the City of Melbourne context, carried out under the name of well-known architect G. B. Leith, also contributory to a valuable Victorian-era streetscape (Criterion E).

Primitive Methodist Church parsonage

660-676 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1883-4
View of place:	2015

Statement of Significance

What is significant?

Primitive Methodist Church residence built by James Thurgood in 1883-4, to the design of Evander McIver.

Contributory elements include:

- two storey stuccoed Italianate villa set on quarry-face bluestone footings at the Abbotsford Street corner;
- stepped and splayed plan at corner;
- pitched main roof clad with corrugated iron with cemented and corniced chimneys;
- bracketed eaves with cemented string moulds at sill lines and at the first floor line, ornamental metal wall vents;
- quarry face bluestone plinth with margins;
- rectangular window openings arranged symmetrically in the wall faces; and
- four-panel door, with side and top lights and stone steps.

Integrity is only fair with refitted windows, verandahs removal, new unrelated openings on the lower level and an unrelated colour scheme. There is a major new and unrelated development close on north side replacing the church.

How is it significant?

Primitive Methodist Church parsonage is significant historically to West Melbourne.

Why is it significant?

Primitive Methodist Church parsonage is significant.

- Historically, as the only evidence of this uncommon Christian faith in the City of Melbourne and West Melbourne, also once an important gathering place for the local, largely Christian community; and as the work of acclaimed church architect Evander McIver (Criterion A).

695 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1886
View of place:	2015

Statement of Significance

What is significant?

Row house designed by architect Jonathon Rankine and built by Thomas O'Brien for a Mrs McCarthy in 1886.

Contributory elements include:

- a single storey coloured brick parapeted row house;
- face brick side and rear walls;
- panelled cast iron decoration to the verandah, with brackets;
- concave verandah roof, clad with corrugated iron;
- foliated and vermiculated blocks to the verandah wall;
- balustrading, an arched entablature, a shell tympanum, and rosettes beneath a pronounced cornice, comprise the rich cement decoration;
- an iron fence with brick and cemented piers; and
- contribution as part of a long, mainly single storeyed Victorian-era streetscape of row houses (693-705) which echoes the similar group further to the east (599-615).

Integrity is good despite missing parapet urns.

How is it significant?

Mrs McCarthy's row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Mrs McCarthy's row house is significant.

- Aesthetically, the house is a near original example of a common row house type, distinguished by the rich cement ornamentation and association with the architect Rankine who carried out a number of works in the inner Melbourne area, also a contributory part of a Victorian-era streetscape (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

John Young's row house

697 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Row house designed by architect Jonathon Rankine and built by Thomas O'Brien for John T. Young in 1887.

Contributory elements include:

- a single storey coloured brick parapeted row house;
- face brick side and rear walls;
- panelled cast iron decoration to the verandah, with brackets;
- concave verandah roof, clad with corrugated iron;
- foliated and vermiculated blocks to the verandah wall;
- balustrading, an arched entablature, a shell tympanum, and rosettes beneath a pronounced cornice, comprise the rich cement decoration;
- an iron fence with brick and cemented piers; and
- contribution as part of a long, mainly single storeyed Victorian-era streetscape of row houses (693-705) which echoes the similar group further to the east (599-615).

Parapet urns have gone.

How is it significant?

John Young's row house is significant historically and aesthetically to West Melbourne.

Why is it significant?

John Young's row house is significant.

- Aesthetically, the house is a near original example of a common row house type, distinguished by the rich cement ornamentation and association with the architect Rankine who carried out a number of works in the inner Melbourne area, also a contributory part of a Victorian-era streetscape (Criterion E); and
- Historically, representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Glenarra House

703 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Row house owned by Anthony Callanan who rebuilt this former one storey house by 1883 as two storeys.

Contributory elements include:

- A two storey, stuccoed brick house;
- face brick side and rear walls;
- a raised segment arched parapet entablature, with cornice, vermiculated blocks;
- urns at the parapet extremities;
- corrugated iron clad hipped roof;
- cemented chimneys;
- double-hung sash windows with cemented architraves;
- four panel door, with toplight;
- a cast iron verandah, with panelled frieze and brackets, and balustrade iron of an unusually fine guilloche pattern;
- iron picket fence on dressed stone plinth; and
- contribution as part of a 19th century residential streetscape.

Integrity is good despite rendering of the west side wall.

How is it significant?

Glenarra House is significant historically and aesthetically to West Melbourne.

Why is it significant?

Glenarra House is significant.

- Aesthetically, the house is a near original example of a common West Melbourne row house type and a contributory part of a streetscape (Criterion E); and
- Historically, a typical speculative housing development for the area and representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Loch-End or Gillespie's house

707 Spencer Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

House built for William Gillespie in 1884, later owned and occupied by William Dean.

Contributory elements include:

- double fronted, single storey face brick house, closely confined by its compact site;
- twin window bays, reflected by a bayed, cast-iron and timber verandah with corrugated iron clad roof;
- a transverse double gable slate clad roof, with eaves brackets and hipped roof bays;
- cemented chimneys with cornices;
- double-hung sash windows;
- four-panel door with side and top lights;
- an iron double-palisade fence on a stone plinth at the frontage; and
- contribution as the last and major part of a 19th century residential streetscape.

Integrity is good despite placement of a bus shelter in front of the house that obscures public views to it.

How is it significant?

Loch-End or Gillespie's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Loch-End or Gillespie's house is significant.

- Aesthetically, an early, near original example of a villa type uncommon in West Melbourne and inner Melbourne, as designed by the prominent architect, William Pitt, also contributory part of a valuable streetscape (Criterion E); and
- Historically, associated with two locally prominent persons, Dean and Gillespie, the latter epitomising the wealthier group of residents in the West Melbourne area, also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Jesmond, or Dixon house

8 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1867
View of place:	2015

Statement of Significance

What is significant?

Row house built for James Dixon, an accountant, in 1867, later owned and occupied by nationally known journalist, David Blair.

Contributory elements include:

- a two-level, parapeted and stuccoed brick house, with face brick side (bricks painted over) and rear walls, set on basalt footings;
- siting adjoining a stone pitched lane;
- a rare single-level verandah on paired circular section posts with cast-iron acanthus leaf capitals, which is decorated with panelled cast-iron friezes and rosettes and elegant curved brackets;
- a segment arched raised entablature, in a simple Italian Renaissance Revival style;
- cornice mould and string-mould at the upper sill-line, creating horizontals that are broken by corner and central pilaster pairs;
- double-hung sash windows and four-panel door with top light;
- cemented architraves surround the windows and doorway, flared at base;
- elegant cemented cornice with brackets to chimneys placed at the apex of each gabled roof form, also chimney pots;
- an unusual, deeply scrolled basalt masonry garden wall, supporting iron pickets between the masonry fence piers; and
- contribution as a corner-sited house next to the similarly aged 2 Stanley Street and 1-3 Chetwynd Street also facing the Eades Place reserve and the bay.

Parapet urns missing, bricks painted over.

How is it significant?

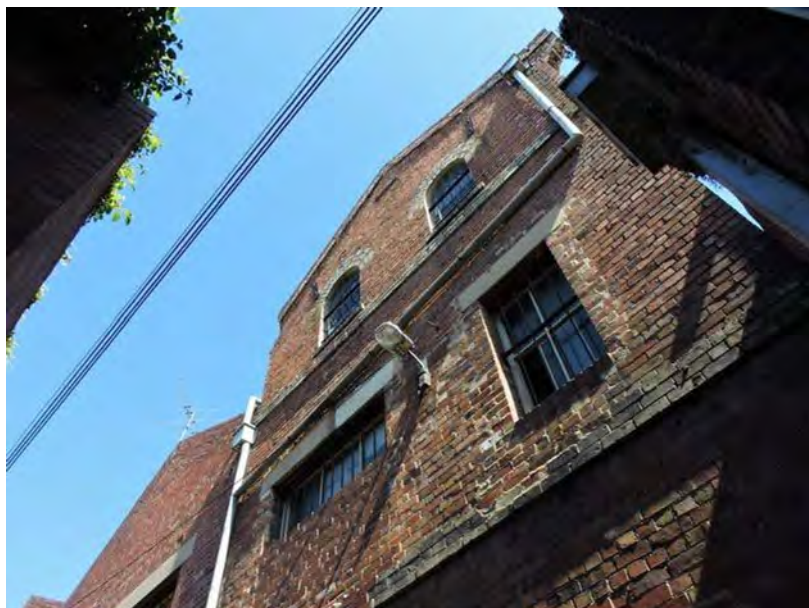
Jesmond, or Dixon house is significant historically and aesthetically to West Melbourne and the City of Melbourne also Victoria.

Why is it significant?

Jesmond, or Dixon house is significant.

- Aesthetically, a well-preserved and prominently sited example of an early and original Victorian-era residence of an uncommon custom designed form, with rare and elegant details and proportions and set in a similarly aged neighbourhood (Criterion E); and
- Historically, associated with a number of prominent figures in the area, each (Dixon and Blair) achieving national publicity in their time of residence, while Proud represented the noxious trades associated with the West Melbourne area (Criterion A).

**Melbourne Brewery, later Tasmanian Brewery also Burton Brewery, part
31-47, rear Stanley Street, WEST MELBOURNE**



New grading system:	Significant
Place type:	Brewery
Date(s):	1878-
View of place:	2015

Statement of Significance

What is significant?

An addition to the Melbourne Brewery for Joseph McBride and William Martin built by Jesse W Pilkington from 1878.

Contributory elements include:

- Three level parapeted and gabled brick brewery with hipped roof tower at the west end;
- corrugated iron clad roof;
- two colour brickwork, red and cream;
- arched upper level openings with wide cream brick voussoirs, cream brick sills, and some double-hung sash windows;
- cream brick strings at the storey lines; and
- setting on a stone pitched laneway, adjoining Interwar red brick industrial buildings.

Integrity is good despite new rectangular wall openings with concrete lintels.

How is it significant?

This part of the former Melbourne Brewery, later Tasmanian Brewery also Burton Brewery, is significant historically and aesthetically to West Melbourne.

Why is it significant?

This part of the former Melbourne Brewery, later Tasmanian Brewery also Burton Brewery is significant.

- Historically, as one of two remaining breweries in West Melbourne, and as the only Victorian-era brewing tower in the City of Melbourne, other than the former Castlemaine Brewery, in Queensbridge Street, Southbank (Criterion A); and
- Aesthetically, as a distinctively early Victorian-era industrial form, specifically a brewery, with early use of coloured brickwork in an industrial building (Criterion E).

Bevan and Edwards bulk store, part 61-67 Stanley Street

61-63 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Warehouse
Date(s):	1914
View of place:	2015

Statement of Significance

What is significant?

Warehouse erected by Thomas E. Radcliffe to the design of architect J. D. Munro, in 1914, for Bevan and Edwards Pty. Ltd..

Contributory elements include:

- Edwardian red brick warehouse;
- gabled parapeted façade, with a central entrance, arranged in an uncommon classical revival manner for an industrial building;
- stretcher course capping with shaped stretchers under, shape the tympanum; along with string moulds in brick;
- bartizans corbelled over pilasters at each end of the facade;
- segmented arched windows set within recessed segmented arched panels flanking the entrance; and
- siting next to a Victorian-era row house (David Walker house 65 Stanley Street, built 1873) as an isolated pair in a mixed streetscape.

Integrity is good despite altered entry, with new panel-fold door, and the modified monitor roof.

How is it significant?

Bevan and Edwards bulk store is significant historically and aesthetically to West Melbourne.

Why is it significant?

Bevan and Edwards bulk store is significant.

- Historically, as a well-preserved demonstration of the industrial development of the West Melbourne area on well located sites close to the City edge in the early twentieth century (Criterion A); and
- Aesthetically, a substantially intact, Edwardian industrial structure, distinguished by the robust red brick detailing and the broad gabled, classically inspired façade (Criterion E).

Edwardian and Victorian-era streetscape

61-67 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house, factory
Date(s):	1873-
View of place:	2015

Statement of Significance

Edwardian and Victorian-era streetscape, 61-67 Stanley Street, West Melbourne
(Refer to Statements of Significance for 61-63 Stanley Street and 65 Stanley Street)

What is significant?

Contributory places in this streetscape include:

- Bevan and Edwards bulk store at 61-63 Stanley Street built 1914; and
- David Walker house 65 Stanley Street built 1873.

These two buildings represent well two major growth periods in West Melbourne (Victorian-era, Edwardian-era) and two dominant building types (industrial and residential).

How is it significant?

This Edwardian and Victorian-era streetscape is significant historically to West Melbourne.

Why is it significant?

This Edwardian and Victorian-era streetscape is significant.

- Historically, the buildings represent well two key aspects of the development of West Melbourne as well as a combination of two key building types, row houses and factories (Criterion A).

Alfred Hasker, later Barrett Brothers and Burston and Company Pty. Ltd. maltsters, part former

62-80 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Brewery
Date(s):	1911-
View of place:	2015

Statement of Significance

What is significant?

Edwardian-era brewery wing built in 1911 by H. Henningsen for Alfred Hasker, of West Melbourne, as a brick malt house to be located at the rear of what was then 58-72 Stanley Street. The architect was Frank Stapley.

Contributory elements include:

- Edwardian-era, red brick wing set parallel to the street in the middle of the block;
- gabled corrugated iron clad roof form, with parapeted ends;
- punched rectangular upper level openings with cemented lintols and some double-hung sash windows; and
- segmentally arched lower level openings.

Some lower level openings have been bricked in reducing the building's integrity.

How is it significant?

Part of the Alfred Hasker, later Barrett Brothers and Burston and Company Pty. Ltd. maltsters complex is significant historically to West Melbourne.

Why is it significant?

Part of the Alfred Hasker, later Barrett Brothers and Burston and Company Pty. Ltd. maltsters complex is significant.

- Historically, representative of a now uncommon building type (malt house) in inner Melbourne and one of three known to survive in West Melbourne while retaining associations with well known brewing companies. The building reflects the period of industrial expansion in West Melbourne that commenced in the Edwardian-era, culminating in the Interwar period. Also the design of Frank Stapley who was an architect, a City of Melbourne Lord Mayor and Councillor and an influential advocate for the town planning movement in Victoria (Criterion A).

David Walker house, part 61-67 Stanley Street

65 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873
View of place:	2015

Statement of Significance

What is significant?

House built in 1873 by Masson and Wainman for engineer David Walker.

Contributory elements include:

- two storey parapeted stuccoed row house;
 - cemented cornice moulds, masks and brackets with a raised entablature;
 - originally face brick side and rear walls;
 - pitched roof behind the parapet, with cemented and corniced chimneys;
 - remnant of two storey timber and cast-iron verandah;
 - double-hung sash windows, with three lights at ground floor;
 - four-panel entry door and toplight with notable fanlight door case;
 - cast-iron palisade front fence and gate on dressed stone footings with cemented capped piers; and
- contribution to valuable Edwardian and Victorian-era streetscape.

Integrity is fair, with the altered and rebuilt verandah.

With the Bevan and Edwards bulk store adjoining, built 1914, these two buildings represent two key aspects of the development of West Melbourne, as well as two key building types, row houses and factories.

How is it significant?

David Walker house is of historical significance to West Melbourne and of contributory significance, historically, to the streetscape at 61-67 Stanley Street, West Melbourne.

Why is it significant?

David Walker house is significant.

- Historically, for the long association with the engineer, David Walker, with shipping as a key part of the area's history and, within the streetscape, representative of one of two key aspects of the development of West Melbourne seen in this combination of two key building types, row houses and factories (Criterion A).

Row house streetscape, 95-101 Stanley Street

95-101 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1877
View of place:	2015

Statement of Significance

Row house streetscape, 95-101 Stanley Street

What is significant?

Two house rows that make up this streetscape are:

- Moses Park's row houses 95-97 Stanley Street, 1878;
- James Burns' brick cottage pair 99-101 Stanley Street, 1877.

Contributory elements in these houses include:

- simple pair of face red brick single-storey Victorian brick cottages;
- transverse gabled roofs, clad with corrugated steel (99) and new slate (101);
- cemented chimney (101) and parapet walls with scrolls;
- skillion-roofed verandahs with no ornament set between cemented end walls (altered);
- timber-framed double-hung sash windows;
- entry doors with toplights; and
- contribution to a larger Victorian-era residential streetscape, extending into Spencer Street as a commercial Victorian-era row.

How is it significant?

The row house streetscape, 95-101 Stanley Street, is significant historically to West Melbourne.

Why is it significant?

The row house streetscape, 95-101 Stanley Street, is significant.

- Historically, as representative of the modest dwellings which were erected in the late nineteenth century in large numbers in West and North Melbourne; associated with the Parks and Burns families who like others in Victorian-era West Melbourne speculated in property in their own street; also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Doyle's factory, later Plywood and Trading Company Pty. Ltd.

138-140 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1927
View of place:	2015

Statement of Significance

What is significant?

Factory built in 1927 for successful master baker, Joseph Doyle, and designed by W. J. Davy.

Contributory elements include:

- one storey brick factory with cement detailing;
- sawtooth roof behind parapet clad with corrugated iron;
- patterned brickwork using soldier and stretcher coursing;
- distinctive corbelled caps to piers;
- multi-pane glazing in steel frames to windows symmetrically arranged;
- boarded timber entry doors; and
- cemented string moulds and bracketed hood over entry.

Integrity is good despite painting over of bricks and addition of signs. The factory at 142-144 has been refaced but is still existing: it could be restored using this building (138-140) as evidence.

How is it significant?

Doyle's factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

Doyle's factory is significant

- Historically, as part of Interwar surge in industrial development within West Melbourne (Criterion A); and
- Aesthetically, a well-preserved factory design is a mannered classically derived style, using uncommon brick detailing (Criterion E).

Lourdes, Hannah Smith's house and dairy
187 Stanley Street, WEST MELBOURNE

Demolished

William Cullen's house or Ballydavid House, part 191-193 Stanley Street

191 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Row houses built and owned by Harbor Trust engineer, William Cullen in 1885 and 1887.

Contributory elements include:

- two storey parapeted coloured brick and stucco row house pair;
- cemented cornice moulds, vermiculated blocks and brackets with a raised arched entablatures bearing the house names;
- brown body brick and cream trim as quoining;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows;
- four-panel entry doors and toplight;
- cast-iron palisade front fences and gates on stone footings; and
- contribution to a valuable Victorian-era streetscape.

Bricks painted over and upper level windows converted to French doors on 193 Stanley Street.

How is it significant?

William Cullen's houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

William Cullen's houses are significant.

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne and the builder-owner development that took place there in the Victorian-era also associated with William Cullen who was employed as a Harbor Trust engineer, an occupation of specific historic interest to West Melbourne, being close to the Victoria Dock and Yarra River docking places (Criterion A); and
- Aesthetically, a well-preserved Victorian-era house pair that is contributory to a valuable streetscape (Criterion E).

William Cullen's house or Ballinlough House, part pair 191-193 Stanley Street

193 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Row houses built and owned by Harbor Trust engineer, William Cullen in 1885 and 1887..

Contributory elements include:

- two storey parapeted coloured brick and stucco row house pair;
- cemented cornice moulds, vermiculated blocks and brackets with a raised arched entablatures bearing the house names;
- brown body brick and cream trim as quoining;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandah with Corinthian derived column order, cast-iron frieze and integral brackets;
- double-hung sash windows;
- four-panel entry doors and toplight;
- cast-iron palisade front fences and gates on stone footings; and
- contribution to a valuable Victorian-era streetscape.

Bricks painted over and upper level windows converted to French doors on 193 Stanley Street.

How is it significant?

William Cullen's houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

William Cullen's houses are significant.

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne and the builder-owner development that took place there in the Victorian-era also associated with William Cullen who was employed as a Harbor Trust engineer, an occupation of specific historic interest to West Melbourne, being close to the Victoria Dock and Yarra River docking places (Criterion A); and
- Aesthetically, a well-preserved Victorian-era house pair that is contributory to a valuable streetscape (Criterion E).

Fitchett Brothers Pty. Ltd. Factory

240-250 Stanley Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1920, 1928, 1932
View of place:	2015

Statement of Significance

What is significant?

Fitchett Brothers printing works designed by Carleton and Carleton in 1920 as the first stage, with a factory extension up Stanley Street, to a design by P. G. Fick and Son Architects in 1928. Further works after a fire were carried out 1932 to designs of fashionable architects, R.M. And M.H. King.

Contributory elements include:

- large two level brick and cemented classical revival factory on a corner site;
- cemented cornice moulding and entablature with panelled brick parapet wall above; and
- giant-order piers extending through to the parapet, rounded pier at corner.

Integrity is good despite conversion of the building to a residential use with a recessed upper level addition and changes to windows and doors.

How is it significant?

Fitchett Bros. Pty Ltd. Factory is significant historically and aesthetically to West Melbourne.

Why is it significant?

Fitchett Bros. Pty. Ltd. Factory is significant.

- Historically, for the close link with nationally known publishing house, Fitchett Brothers and as representative of the Interwar surge in industrial development within West Melbourne (Criterion A); and
- Aesthetically, altered but impressive classical revival corner building with its giant-order façade and strong brickwork expression (Criterion E).

Victoria Buildings or Walton's shop and residence row

173-181 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1864-5, 1890
View of place:	2015

Statement of Significance

What is significant?

Shops and residences built for Robert Walton during 1864-5. Reconstruction or the addition of a storey and a new façade was done c1890.

Contributory elements include:

- a two-storey stuccoed brick shop and residence row of three;
- parapeted roof line with cemented chimneys and pitched corrugated iron clad roof behind;
- tripartite Victoria Street façade with central wall bay given a raised gabled entablature with the building name, vermiculation in the tympanum, flanking piers and pilasters, pineapples and an acroterion as cemented decoration;
- secondary pedimented entablature with scrolls over the corner splay;
- pilaster divisions on the upper level for three smaller shops at the west end of the Victoria Street façade, none on the Peel Street elevation;
- ornamental metal wall vents;
- cemented architraves to the three-light upper level double-hung sash windows;
- blind upper level window on the corner splay at Capel Street;
- stepped string and cornice moulds as further ornament;
- part of an early timber shop front on 175;
- an iron City of Melbourne Corporation pattern verandah with convex verandah; and
- contribution as a major corner element in the Victoria Street commercial precinct, paralleling with 187-9 on the contiguous corner of the block at Capel Street.

Early shop fronts with recessed entries, have been recreated, and the street verandah, that was missing from 179-181, has been reinstated, enhancing the integrity of this row.

How is it significant?

Victoria Buildings or Walton's shop and residence row is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Victoria Buildings or Walton's shop and residence row is significant.

- Aesthetically, as a well-preserved shop and residence row that exemplifies both the mid and late nineteenth century development booms in West Melbourne, with its upper façade detailing, splayed corner, return street verandah and shop front remnants also constituting a major streetscape element in a highly significant townscape (Criterion E); and

- Historically, a shop row with an early beginning, built by one of the many developer-builders in the area, in this case one who became very wealthy, and occupying a prominent location in the retail area; representative of both the beginning and end of a major growth period in West Melbourne (Criterion A).

Hughes shop and residences

187-189 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1870-72
View of place:	2015

Statement of Significance

What is significant?

Shop and residence built for William Hughes in two stages 1870-1872 by James Taylor.

Contributory elements include:

- a double-storey rendered, simple Colonial Georgian styled, shop and dwelling with attached dwelling in Capel Street;
- a parapeted and corniced façade with pitched main roofs behind;
- principal façade to Victoria Street, with three timber-framed double-hung sash windows with moulded architraves at first floor level;
- Capel Street facade with four upper level architraved double-hung sash windows and attached symmetrical house facade with four-panel door with top light also in a Georgian style;
- a moulded cornice terminating the façade and returning along the side elevation to Capel Street;
- stepped cornice in Capel Street graduating in height to an attached residential wing;
- a rare timber framed shopfront with recessed centre entry; and
- contribution to a significant Victorian-era commercial and residential streetscape.

How is it significant?

Hughes shop and residences are significant historically and aesthetically to West Melbourne.

Why is it significant?

Hughes shop and residences are significant.

- Historically, as well-preserved and therefore representative of commercial development of the late nineteenth century boom in West and North Melbourne; also representative of the start of a major growth period (Victorian-era) in West Melbourne (Criterion A); and
- Aesthetically, as shop and residences with rare details and as a key contributory heritage element in a significant Victorian-era commercial streetscape (Criterion E).

Prince Albert Hotel, later shop and residence, part 195-197 Victoria Street.
195 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1873
View of place:	2015

Statement of Significance

What is significant?

Shops and residences in 1873 and by 1876 the Prince Albert Hotel, owned by baker Robert Pringle.

Contributory elements include:

- a two-storey Italian Renaissance Revival style, stuccoed brick parapeted former hotel (195) and bakers shop and residence (197), set on a corner site and built to the street alignment;
- pitched corrugated iron clad roof behind the stepped parapeted façade, with cemented and corniced chimneys;
- trabeated ground level, with and pilasters located around doorways and the former balloon arched bar windows;
- upper level arched fenestration, with moulded architraves, bracketed blocks, cornice, impost and string-moulds;
- double-hung sash windows;
- four-panel door with top light in the corner splay with upper level blinded window recess; and
- contribution as a corner and major element in the significant Victoria Street commercial precinct, relating strongly to 197, 199, 201-3 and 205 Victoria Street.

Integrity is good despite missing parapet orbs on 195; replaced shop front (recessed entry type) on 197 and a cantilever verandah added to 197.

How is it significant?

The Prince Albert Hotel, baker's shop and residence are significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Prince Albert Hotel, baker's shop and residence are significant.

- Aesthetically, 195 Victoria Street is a typical corner hotel of the period but near original, conservatively but competently elevated in the Italian Renaissance Revival style and forms a major part in the Victorian-era streetscape; 197 Victoria Street is an altered shop and residence but is linked with the important 195 Victoria above the verandah (Criterion E); and
- Historically and socially, (195 Victoria Street) as a former hotel or gathering place and being on a corner site, has achieved social and visual prominence and, (197 Victoria Street) the baker's shop and the residence of the hotel's locally prominent owner-builder, Robert Pringle, also representative of a major growth period (Victorian-era) in West Melbourne (Criterion A, G).

Pringle's baker's shop and residence, part 195-197 Victoria Street

197-197A Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1873
View of place:	2015

Statement of Significance

What is significant?

Shops and residences in 1873 and by 1876 the Prince Albert Hotel, owned by baker Robert Pringle.

Contributory elements include:

- a two-storey Italian Renaissance Revival style, stuccoed brick parapeted former hotel (195) and bakers shop and residence (197), set on a corner site and built to the street alignment;
- pitched corrugated iron clad roof behind the stepped parapeted façade, with cemented and corniced chimneys;
- trabeated ground level, with and pilasters located around doorways and the former balloon arched bar windows;
- upper level arched fenestration, with moulded architraves, bracketed blocks, cornice, impost and string-moulds;
- double-hung sash windows;
- four-panel door with top light in the corner splay with upper level blinded window recess; and
- contribution as a corner and major element in the significant Victoria Street commercial precinct, relating strongly to 197, 199, 201-3 and 205 Victoria Street.

Integrity is good despite missing parapet orbs on 195; replaced shop front (recessed entry type) on 197 and a cantilever verandah added to 197.

How is it significant?

The Prince Albert Hotel, baker's shop and residence are significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Prince Albert Hotel, baker's shop and residence are significant.

- Aesthetically, 195 Victoria Street is a typical corner hotel of the period but near original, conservatively but competently elevated in the Italian Renaissance Revival style and forms a major part in the Victorian-era streetscape; 197 Victoria Street is an altered shop and residence but is linked with the important 195 Victoria above the verandah (Criterion E); and
- Historically and socially, (195 Victoria Street) as a former hotel or gathering place and being on a corner site, has achieved social and visual prominence and, (197 Victoria Street) the baker's shop and the residence of the hotel's locally prominent owner-builder, Robert Pringle, also representative of a major growth period (Victorian-era) in West Melbourne (Criteria A, G).

William Hughes warehouse

201-203 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1875
View of place:	2015

Statement of Significance

What is significant?

Warehouse or shop and residence built in 1875 for bedding manufacturer William Hughes, by James Moore.

Contributory elements include:

- a large two-storey stuccoed brick warehouse, and shop and residence;
- a parapeted façade in a simple Italian Renaissance Revival character, with pitched roof behind;
- cornice and string-moulds, with lions heads and paired brackets as only other ornament;
- arched architraved (and formerly shuttered) upper level double-hung sash windows, with panelled sills; and
- contribution to the significant Victoria Street commercial precinct.

Integrity is good despite removal of the timber shop front and the upper level window shutters, addition of a street awning and removal of parapet orbs or urns.

How is it significant?

William Hughes warehouse is significant historically and aesthetically to West Melbourne.

Why is it significant?

William Hughes warehouse is significant.

- Aesthetically, a large, conservatively designed warehouse in the Italian Renaissance Revival manner which possesses interesting details such as the architraves and panelled sills (shutters gone) and a major role in a significant Victorian-era streetscape (Criterion E); and
- Historically, interesting as a visual variation in the use pattern of the street (typically shop and residences) and identified by long tenure to individual firms and use types, also representative of the start of a major growth period in West Melbourne and linked with the locally prominent Hughes family (Criterion A).

Allison's shop and residence, part 213-215 Victoria Street, later Don Camillo coffee lounge

215 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1873-4, c1955
View of place:	2015

Statement of Significance

What is significant?

Two shops and built for well-known West Melbourne undertaker, Henry Allison in 1873 adjoining his funeral parlour at 217-219 Victoria Street. Don Camillo coffee lounge opened here 28th August, 1955, making its name as one of Melbourne's iconic sports café restaurants.

Contributory elements include:

- two-level stuccoed shop and residence;
- simple Italian Renaissance revival styling with cemented cornice moulds;
- face brick side and rear walls;
- pitched roof behind the parapet;
- formerly double-hung sash windows on the upper level, since modified;
- sheet metal encased, neon 1950s business sign attached to upper level; and
- contribution to a significant Victorian-era commercial streetscape.

Contributory internal elements include the terrazzo mosaic floor and 'Caffe Espresso' sign at the rear of the ground floor, with photographic memorabilia covering the walls showing moments from the last fifty years in the sporting world.

Integrity is fair, given the changes to upper-level windows and the significant 1950 character of the ground level.

How is it significant?

Allison's shop and residence, part 213-215 Victoria Street, later Don Camillo coffee lounge (215 Victoria Street) is significant historically and socially to West Melbourne.

Why is it significant?

Allison's shop and residence (part 213-215 Victoria Street), later Don Camillo coffee lounge (215 Victoria Street) is significant.

- Historically, linked with the well-known West Melbourne undertaker, Henry Allison, as part of a key development era in West Melbourne (Criterion A); and
- Historically and socially, in another era the café at 215 was one of the first group of European-style espresso coffee shops established in 1950s Melbourne and one of the few that still remains in operation. The cafe retains much of its original character internally with a colourful terrazzo floor and externally, the neon signage. Owned by the champion boxer, Aldo Pravisani, the café reflects the surge in Italian immigration to Australia, and particular the inner Melbourne suburbs, after World War Two (Criteria A, G).

Henry Allison later Alfred Allison, undertaking premises (part)

217-219 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Mortuary
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

One of two shops and dwellings built for undertaker, Henry Allison, in 1865.

Contributory elements include:

- parapeted stuccoed brick commercial pair;
- part pitched roof behind the parapet (217-219 removed);
- one a shop or parlour and residence (221) and the other possessing a carriage entrance with a residence over;
- simple cemented detail includes a raised pediment over 217-219 and cornice mouldings;
- double-hung sash windows as upper level fenestration;
- stone pitched crossover to the carriage way 217-219; and
- contribution to an old part of the significant Victoria Street commercial precinct.

Changes to the complex include:

- timber street verandah has been replaced on 221, with an unrelated cantilever verandah;
- the former shop front with central recessed entry and panelled timber plinths of 221, has been replaced;
- segmentally arched recesses either side of the carriage way, and the former bi-parting carriage way doors replaced at 217-219;
- roof and upper level shutters removed from 217-219;
- rare upper level window blind hoods removed from 221 since 1983;
- chimneys removed;
- Interwar dado tiles removed from 217-219;
- unsympathetic paint scheme has divided the complex; and
- a publicly visible two-storey rear addition has been made to 217-219 since 1983 with one upper level window removed as surveyed 2015.

How is it significant?

Henry Allison later Alfred Allison, undertaking premises is significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Henry Allison later Alfred Allison, undertaking premises is significant.

- Aesthetically, old and of a conservative design, typical of the date and type, and the survival of the rare carriage way to 217-19 Victoria Street provides a significant element in the commercial streetscape which communicates the 19th

- century nature and original and distinctive use of the building (Criterion E);
- Historically, among the oldest group of shops in the area and closely linked with the Allison undertaking business that evolved from this single location into the nearby suburbs and achieved wealth and prosperity that is still evident today in survivors of the family firm across Melbourne. The firm and its origins are well documented in a key record of Edwardian Victoria, the 'Cyclopedia of Victoria', providing a great enhancement of the physical heritage values of this place (Criterion A); and
- Socially, significant as the focus of a century of inner Melbourne funeral arrangements (Criterion G).

Henry Allison later Alfred Allison, undertaking premises (part)

221 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1865
View of place:	2015

Statement of Significance

What is significant?

One of two shops and dwellings built for undertaker, Henry Allison, in 1865.

Contributory elements include:

- parapeted stuccoed brick commercial pair;
- part pitched roof behind the parapet (217-219 removed);
- one a shop or parlour and residence (221) and the other possessing a carriage entrance with a residence over;
- simple cemented detail includes a raised pediment over 217-219 and cornice mouldings;
- double-hung sash windows as upper level fenestration;
- stone pitched crossover to the carriage way 217-219; and
- contribution to an old part of the significant Victoria Street commercial precinct.

Changes to the complex include:

- timber street verandah has been replaced on 221, with an unrelated cantilever verandah;
- the former shop front with central recessed entry and panelled timber plinths of 221, has been replaced;
- segmentally arched recesses either side of the carriage way, and the former bi-parting carriage way doors replaced at 217-219;
- roof and upper level shutters removed from 217-219;
- rare upper level window blind hoods removed from 221 since 1983;
- chimneys removed;
- Interwar dado tiles removed from 217-219;
- unsympathetic paint scheme has divided the complex; and
- a publicly visible two-storey rear addition has been made to 217-219 since 1983 with one upper level window removed as surveyed 2015.

How is it significant?

Henry Allison later Alfred Allison, undertaking premises is significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Henry Allison later Alfred Allison, undertaking premises is significant.

- Aesthetically, old and of a conservative design, typical of the date and type, and the survival of the rare carriage way to 217-19 Victoria Street provides a significant element in the commercial streetscape which communicates the 19th century nature and original and distinctive use of the building (Criterion E);

- Historically, among the oldest group of shops in the area and closely linked with the Allison undertaking business that evolved from this single location into the nearby suburbs and achieved wealth and prosperity that is still evident today in survivors of the family firm across Melbourne. The firm and its origins are well documented in a key record of Edwardian Victoria, the 'Cyclopedia of Victoria', providing a great enhancement of the physical heritage values of this place (Criterion A); and
- Socially, significant as the focus of a century of inner Melbourne funeral arrangements (Criterion G).

St Mary's Star of the Sea Church complex, and stained glass window

273 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Church, organ
Date(s):	1891-1900
View of place:	2015

Statement of Significance

Victorian Heritage Register Statement of Significance
(Known as 33 Howard Street and 235-273 Victoria Street, West Melbourne)
Victorian Heritage Register number: H2182

What is significant?

St Mary Star of the Sea was built in 1891-1900 to replace an earlier church built in 1854. North and West Melbourne became a parish in 1872 and in 1872-3 a presbytery designed by William Wardell was built for the first resident priest. In 1881 it was condemned due to faulty foundations and the architects Reed and Barnes carried out extensive renovations, with the addition of prominent curved buttresses and a verandah and balcony. The foundations of a new church were laid in 1883-6, but by 1889 there were concerns that the new church would be too small and it was resolved to begin again. The new building was designed by the architect Edgar Henderson and the contract was awarded in September 1891 to C W Crompton. The 1890s depression and lack of funds slowed work considerably and in 1896, with the walls still incomplete, Henderson left Victoria for Western Australia. He was replaced by the architect Phillip Kennedy who made a number of alterations to Henderson's design, and is credited with the final design of the roof and the interior. In 1897 the spire was eliminated from the design due to financial problems. In 1898 the specifications were accepted for a new pipe organ, a huge electric-powered three manual instrument by Fincham and Hobday. Windows were commissioned from the leading manufacturers in England, Germany and Australia. The church was officially opened on 18 February 1900 by Cardinal-Archbishop Moran of Sydney. The fixtures and fittings were supplied by some of the most highly-regarded artists and furnishers in Melbourne and beyond. With the completion of the new church the old one was used as a school. A new boys' school designed by the architects Kempson and Conolly was built on Howard Street in 1910, and three years later the old church was demolished and a girls' school designed by the same architects was completed in 1914 on the Chetwynd Street corner. The old denominational school south of the old church was converted into clubrooms (now demolished and replaced by a new school building). Further decoration of the interior took place in the Interwar period and in the 1920s the original timber altars were replaced by altars of Italian marble. The building and interiors underwent major restoration works in the early twenty-first century.

The St Mary Star of the Sea complex includes the church, the presbytery, and the boys' and girls' schools. The church is a Latin Cross plan French Gothic style building of brick faced with random coursed sandstone on a bluestone plinth, with limestone dressings, a slate roof and an incomplete tower on the north-east corner. The slate roof is embellished with a series of dormer vents, fabricated from sheet zinc. At the centre of the roof is a polygonal fleche of pressed zinc on timber framing, with louvred vents on the sides and surmounted by a tapering conical spire. The colonettes flanking the window and door openings are of polished red Aberdeen granite. The total length of the building is 175 ft. (54 m) and the height of the roof ridge is 75 ft. (23m). The interiors are opulently decorated, with a strong Italian Baroque influence. The nave is

painted pink and there is extensive use of high-quality building stone such as Swedish red granite in the nave columns, Carrara white marble for the transept piers and Pyrenean rose marble for the chapel columns. This is further enhanced by the reflective finishes of the mosaic-tiled sanctuary floor, the brass altar rails, the scagliola (imitation marble) of the colonettes and the polished timber, especially in the distinctive two-toned groined ceiling. The ceiling is lined with timber panelling, and painted statues of angels blowing trumpets stand on the hammerbeams. The church retains much original furniture and fittings, including its pews (1900), elaborate marble altars (1925-7) and font (1900), a fine set of Stations of the Cross by Peter Hansen (1901), a Mission Cross by James Curtin (1891), a Bishop's throne made for Daniel Mannix in 1913, and several notable stained glass windows made by prominent local and overseas craftsmen.

The Fincham organ in the gallery is a large three manual organ with richly gilded and decorated pipes arranged on either side of a large stained glass window, possibly by Brooks Robinson and Co, and with a fine blackwood console. The presbytery is a symmetrical two storey rendered building with a slate roof, and a two storey cast iron verandah with unusual round-arched flying buttresses supporting the walls. The boys' school is a two storey symmetrical rendered Free Classical style building with a slate roof and with twin gabled parapets on the front elevation. The front facade of the girls' school has a very similar composition, but is of face brick with rendered dressings and has Gothic arched openings.

How is it significant?

St Mary Star of the Sea is of architectural, historical, aesthetic, technological and social significance to the state of Victoria.

Why is it significant?

St Mary Star of the Sea is historically significant as Melbourne's largest parish church and as one of the most costly parish churches built in Australia, a reflection of the spirit of the substantial Catholic population, predominantly of Irish extraction, of the area in the late nineteenth and early twentieth century that helped fund its construction.

St Mary Star of the Sea is architecturally significant as unusual example of a church in the French Gothic style, and as a major example of the work of the distinguished architects Edgar Henderson, a Catholic architect who later achieved considerable success and renown as a designer of Catholic churches, schools and convents in Western Australia, and Phillip Kennedy. The complex includes an interesting presbytery designed by William Wardell and altered by Reed and Barnes and two early twentieth century school buildings by Kempson and Connolly.

St Mary Star of the sea is of aesthetic significance for its opulent interior, with imposing marble and granite pillars, an unusual timber ceiling, thought to be unique in Victoria, intricate marble fittings, especially the marble altars and font, Stations of the Cross by Peter Hansen and an oak mission cross by James Curtin. The magnificent stained glass windows are by prominent local and European makers, such as William Montgomery, Hardman and Company of London and Franz Mayer and Company of Germany.

The Fincham pipe organ is historically and technologically significant as the largest example of nineteenth century indigenous organ building in Australia to remain essentially unaltered. It is the most intact surviving example of the work of the prominent organ builder George Fincham and was the last organ completed by Fincham himself. It one of a very small number of surviving three-manual Fincham organs, and is believed to be the second largest organ, after that in the Sydney Town Hall, to retain a tubular-pneumatic key and action stop.

St Mary Star of the Sea is socially significant for its important role in the lives of the Roman Catholic community of Melbourne.

- See more At: <http://vhd.heritagecouncil.vic.gov.au/places/1276#sthash.WmjoOYng.dpuf>

Stedeford's shop and residence row part 279-285 Victoria Street

279 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1881
View of place:	2015

Statement of Significance

What is significant?

Shops & residences built by Thomas Cockram and Company for investor John Stedeford in 1881.

Contributory elements include:

- a two-storey, parapeted stuccoed brick row of Victorian-era shops and residences;
- pitched main roofs behind the parapet;
- Italian Renaissance Revival styling;
- part City of Melbourne Corporation pattern cast-iron street verandah on 279;
- upper tripartite fenestration configured in a distinctive serlian manner, repeated in other Stedeford developments;
- guilloche patterns used to ornament the stepped parapet entablature,
- orbs to the parapet piers and the associated pilasters dividing the upper wall surfaces;
- decorative friezes applied to the architraves of each main window light;
- double-hung sash windows;
- façade arrangement as repeated on other shop and residences at 297-307 and 349-53 Victoria Street.
- early or original timber shop front with recessed entry at 285 only; and
- contribution as a prominent and valuable part of a significant streetscape which repeats intermittently the same window configuration as far as 349-53 Victoria Street.

Integrity is good despite shop fronts having been replaced on 279-283, removal of verandahs from 281-285 and a cantilever awning addition on 283.

How is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant.

- Aesthetically, a well composed and near original Victorian-era commercial row, enhanced by the corner shop and a hillside site, that possesses some of the now rare elements of commercial architecture (shop fronts and original iron street verandahs), distinctive upper level fenestration and plays a major role in a valuable Victorian-era streetscape (Criterion E); and
- Historically, linked with John Stedeford whose other remarkable rows, elsewhere in Victoria and in Queensberry Streets and considerable property holdings across Melbourne, mark him as a prolific developer of conservative, but competently designed architecture in the North and West Melbourne area, also this row occupies a prominent commercial site with historically long tenure for tenants, lending each shop with a personality and distinct use pattern (Criterion A).

Stedeford's shop and residence row part 279-285 Victoria Street

281 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1881
View of place:	2015

Statement of Significance

What is significant?

Shops & residences built by Thomas Cockram and Company for investor John Stedeford in 1881.

Contributory elements include:

- a two-storey, parapeted stuccoed brick row of Victorian-era shops and residences;
- pitched main roofs behind the parapet;
- Italian Renaissance Revival styling;
- part City of Melbourne Corporation pattern cast-iron street verandah on 279;
- upper tripartite fenestration configured in a distinctive serlian manner, repeated in other Stedeford developments;
- guilloche patterns used to ornament the stepped parapet entablature,
- orbs to the parapet piers and the associated pilasters dividing the upper wall surfaces;
- decorative friezes applied to the architraves of each main window light;
- double-hung sash windows;
- façade arrangement as repeated on other shop and residences at 297-307 and 349-53 Victoria Street;
- early or original timber shop front with recessed entry at 285 only; and
- contribution as a prominent and valuable part of a significant streetscape which repeats intermittently the same window configuration as far as 349-53 Victoria Street.

Integrity is good despite shop fronts having been replaced on 279-283, removal of verandahs from 281-285 and a cantilever awning addition on 283.

How is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant.

- Aesthetically, a well composed and near original Victorian-era commercial row, enhanced by the corner shop and a hillside site, that possesses some of the now rare elements of commercial architecture (shop fronts and original iron street verandahs), distinctive upper level fenestration and plays a major role in a valuable Victorian-era streetscape (Criterion E); and
- Historically, linked with John Stedeford whose other remarkable rows, elsewhere in Victoria and in Queensberry Streets and considerable property holdings across Melbourne, mark him as a prolific developer of conservative, but competently designed architecture in the North and West Melbourne area, also this row occupies a prominent commercial site with historically long tenure for tenants, lending each shop with a personality and distinct use pattern (Criterion A).

Stedeford's shop and residence row part 279-285 Victoria Street

283 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1881
View of place:	2015

Statement of Significance

What is significant?

Shops & residences built by Thomas Cockram and Company for investor John Stedeford in 1881.

Contributory elements include:

- a two-storey, parapeted stuccoed brick row of Victorian-era shops and residences;
- pitched main roofs behind the parapet;
- Italian Renaissance Revival styling;
- part City of Melbourne Corporation pattern cast-iron street verandah on 279;
- upper tripartite fenestration configured in a distinctive serlian manner, repeated in other Stedeford developments;
- guilloche patterns used to ornament the stepped parapet entablature,
- orbs to the parapet piers and the associated pilasters dividing the upper wall surfaces;
- decorative friezes applied to the architraves of each main window light;
- double-hung sash windows;
- façade arrangement as repeated on other shop and residences at 297-307 and 349-53 Victoria Street;
- early or original timber shop front with recessed entry at 285 only; and
- contribution as a prominent and valuable part of a significant streetscape which repeats intermittently the same window configuration as far as 349-53 Victoria Street.

Integrity is good despite shop fronts having been replaced on 279-283 Victoria Street, removal of verandahs from 281-285 Victoria Street and a cantilever awning addition on 283 Victoria Street.

How is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant.

- Aesthetically, a well composed and near original Victorian-era commercial row, enhanced by the corner shop and a hillside site, that possesses some of the now rare elements of commercial architecture (shop fronts and original iron street verandahs), distinctive upper level fenestration and plays a major role in a valuable Victorian-era streetscape (Criterion E); and
- Historically, linked with John Stedeford whose other remarkable rows, elsewhere in Victoria and in Queensberry Streets and considerable property holdings across Melbourne, mark him as a prolific developer of conservative, but competently designed architecture in the North and West Melbourne area, also this row occupies a prominent commercial site with historically long tenure for tenants, lending each shop with a personality and distinct use pattern (Criterion A).

Stedeford's shop and residence row part 279-285 Victoria Street

285 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1881
View of place:	2015

Statement of Significance

What is significant?

Shops & residences built by Thomas Cockram and Company for investor John Stedeford in 1881.

Contributory elements include:

- a two-storey, parapeted stuccoed brick row of Victorian-era shops and residences;
- pitched main roofs behind the parapet;
- Italian Renaissance Revival styling;
- part City of Melbourne Corporation pattern cast-iron street verandah on 279;
- upper tripartite fenestration configured in a distinctive serlian manner, repeated in other Stedeford developments;
- guilloche patterns used to ornament the stepped parapet entablature,
- orbs to the parapet piers and the associated pilasters dividing the upper wall surfaces;
- decorative friezes applied to the architraves of each main window light;
- double-hung sash windows;
- façade arrangement as repeated on other shop and residences at 297-307 and 349-53 Victoria Street;
- early or original timber shop front with recessed entry at 285 only; and
- contribution as a prominent and valuable part of a significant streetscape which repeats intermittently the same window configuration as far as 349-53 Victoria Street.

Integrity is good despite shop fronts having been replaced on 279-283 Victoria Street, removal of verandahs from 281-285 Victoria Street and a cantilever awning addition on 283 Victoria Street.

How is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Stedeford's shop and residence row, 279-285 Victoria Street, is significant.

- Aesthetically, a well composed and near original Victorian-era commercial row, enhanced by the corner shop and a hillside site, that possesses some of the now rare elements of commercial architecture (shop fronts and original iron street verandahs), distinctive upper level fenestration and plays a major role in a valuable Victorian-era streetscape (Criterion E); and
- Historically, linked with John Stedeford whose other remarkable rows, elsewhere in Victoria and in Queensberry Streets and considerable property holdings across Melbourne, mark him as a prolific developer of conservative, but competently designed architecture in the North and West Melbourne area, also this row occupies a prominent commercial site with historically long tenure for tenants, lending each shop with a personality and distinct use pattern (Criterion A).

Donald's shop and residence row, part 293-295 Victoria Street

293 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built for Inspector of Markets and a Weights Inspector, George Donald in 1885.

Contributory elements include:

- a pair of parapeted and unpainted stuccoed brick shops and residences;
- rare unpainted stucco and early signs;
- double-hung sash windows;
- Italian Renaissance Revival application in a distinctive manner;
- unusual arched parapet entablatures, astride balustraded parapets and flanked by orbs on piers;
- the serlian motif applied in the bayed upper level window grouping, each opening possessing dog-toothing at the head and rebates, and brackets, at the reveals;
- paired brackets at the side walls support the heavy parapet cornice;
- iron City of Melbourne Corporation pattern street verandahs; and
- contribution as a major element in this valuable Victorian-era commercial streetscape, most shops possessing serlian upper level fenestration.

Shop fronts have been replaced; with parts of an Edwardian-era tiled shopfront at 295; unrelated signs and service added.

How is it significant?

Donald's shop and residence row, 293-295 Victoria Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Donald's shop and residence row, 293-295 Victoria Street, is significant.

- Aesthetically, similar to 279-85 Victoria Street for the use of the distinctive serlian fenestration and parapet detailing, and mannered use of ornament, particularly at the parapet entablature and around openings; similarly it is near original, possessing verandah and unpainted upper stucco work and is a major part of a significant Victorian-era streetscape (Criterion E); and
- Historically, a near original part of the commercial building stock minority in this dominantly residential locality; representative of a major growth period (Victorian-era) in West Melbourne; and closely linked with local market inspector, George Donald, who was a notable West Melbourne figure (Criterion A).

Donald's shop and residence row, part 293-295 Victoria Street

295 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1885
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built for Inspector of Markets and a Weights Inspector, George Donald in 1885.

Contributory elements include:

- a pair of parapeted and unpainted stuccoed brick shops and residences;
- rare unpainted stucco and early signs;
- double-hung sash windows;
- Italian Renaissance Revival application in a distinctive manner;
- unusual arched parapet entablatures, astride balustraded parapets and flanked by orbs on piers;
- the serlian motif applied in the bayed upper level window grouping, each opening possessing dog-toothing at the head and rebates, and brackets, at the reveals;
- paired brackets at the side walls support the heavy parapet cornice;
- iron City of Melbourne Corporation pattern street verandahs; and
- contribution as a major element in this valuable Victorian-era commercial streetscape, most shops possessing serlian upper level fenestration.

Shop fronts have been replaced; with parts of an Edwardian-era tiled shopfront at 295; unrelated signs and service added.

How is it significant?

Donald's shop and residence row, 293-295 Victoria Street, is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Donald's shop and residence row, 293-295 Victoria Street, is significant.

- Aesthetically, similar to 279-85 Victoria Street for the use of the distinctive serlian fenestration and parapet detailing, and mannered use of ornament, particularly at the parapet entablature and around openings; similarly it is near original, possessing verandah and unpainted upper stucco work and is a major part of a significant Victorian-era streetscape (Criterion E); and
- Historically, a near original part of the commercial building stock minority in this dominantly residential locality; representative of a major growth period (Victorian-era) in West Melbourne; and closely linked with local market inspector, George Donald, who was a notable West Melbourne figure (Criterion A).

John Stedeford's shop and residence row

297-307 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1882
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built for investor John Stedeford in 1882.

Contributory elements include:

- an extensive two-storey Victorian-era stuccoed brick row (6);
- pitched main roofs behind the parapet;
- Italian Renaissance Revival styling;
- upper tripartite fenestration configured in a distinctive serlian manner, repeated in other Stedeford developments;
- simple parapet cornice stepped at every two shops;
- double-hung sash windows to the upper level;
- iron City of Melbourne Corporation pattern street verandahs stepped (every two shops) as the row descends the hill;
- timber shopfront with recessed entry at 307; and
- contribution as major part of a valuable Victorian-era commercial streetscape.

Integrity is good despite replacement of all shop fronts except 307 and missing parapet urns or orbs.

How is it significant?

John Stedeford's shop and residence row is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

John Stedeford's shop and residence row is significant.

- Aesthetically, as an extensive and near original shop row with a distinctive upper level fenestration pattern in common with other Stedeford shops in the block, thus greatly enhancing the streetscape; also picturesque stepping of the unusually complete street verandahs make this one of the more true to period shop rows in the metropolitan area (Criterion E); and
- Historically, as associated with John Stedeford whose other remarkable rows in Queensberry Street, North Melbourne and considerable property holdings across inner Melbourne mark him as a prolific developer of conservative, but competently designed architecture in the North and West Melbourne area; representative of a major growth period in West Melbourne (Criterion A).

Stedeford's shop and residence, part 313-315 Victoria Street

313 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1880
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built for investor John Stedeford in 1880.

Contributory elements include:

- two level stuccoed shop and residence pair designed to appear as one;
- Italian Renaissance Revival styling with cemented cornice moulds, foliated blocks and brackets, and a raised arched entablature flanked by guilloche pattern balustrading;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- cast-iron framed City of Melbourne Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof;
- double-hung sash windows on the upper level each set in three lights with a serpentine frieze on the mullions, expressing the serlian motif repeated among other Stedeford developments; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite replacement of shopfronts and missing parapeturns.

How is it significant?

Stedeford's shop and residence pair, 313-315 Victoria Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Stedeford's shop and residence pair, 313-315 Victoria Street is significant.

- Historically, for the link with Stedeford, a prominent figure in inner Melbourne also representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved Italian Renaissance Revival commercial example that is contributory to a significant Streetscape (Criterion E).

Stedeford's shop and residences, part 313-315 Victoria Street

315 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1880
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built for investor John Stedeford in 1880.

Contributory elements include:

- two level stuccoed shop and residence pair designed to appear as one;
- Italian Renaissance Revival styling with cemented cornice moulds, foliated blocks and brackets, and a raised arched entablature flanked by guilloche pattern balustrading;
- face brick side and rear walls;
- pitched roof behind the parapet, with cemented and corniced chimneys;
- cast-iron framed City of Melbourne Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof;
- double-hung sash windows on the upper level each set in three lights with a serpentine frieze on the mullions, expressing the serlian motif repeated among other Stedeford developments; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite replacement of shopfronts and missing parapetturns.

How is it significant?

Stedeford's shop and residence pair, 313-315 Victoria Street, is significant historically and aesthetically to West Melbourne.

Why is it significant?

Stedeford's shop and residence pair, 313-315 Victoria Street is significant.

- Historically, for the link with Stedeford, a prominent figure in inner Melbourne also representative of a major growth period in West Melbourne (Criterion A); and
- Aesthetically, a well-preserved Italian Renaissance Revival commercial example that is contributory to a significant streetscape (Criterion E).

Phillip Bevan's, later Conway's shops and residences

317-319 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shops & residences
Date(s):	1869
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built for engineer and ironmonger Philip Bevan in 1869 and later owned by Patrick Conway, a grocer and provisions dealer.

Contributory elements include:

- two-storey stuccoed brick shops and residences of a simple early Colonial Georgian design;
- cemented string mould with fluting;
- smooth rustication of the ground level stucco;
- dentilated cornice and architrave moulds, quoining at corners,
- a scrolled and gabled entablature, marking the important splayed corner entry of the building;
- Edwardian-era or later tiled shopfront plinths;
- a timber framed street verandah, with stepped corrugated iron clad skillion roof and stop-chamfered posts (once returning into Eades Place);
- early enamelled street signs on two elevations; and
- contribution as a major corner part of a valuable Victorian-era commercial streetscape.

All Victorian-era shop fronts have gone; the western and southern part of the street verandah have gone, the most westerly section having been altered and penetrated by traffic lights and a tramways pole. Unrelated signs, services and brackets have been added to the upper level façade.

How is it significant?

Phillip Bevan's shops and residences are significant historically and aesthetically to West Melbourne.

Why is it significant?

Phillip Bevan's shops and residences are significant.

- Aesthetically, as generally original, simply and successfully elevated corner shops and residences with part of an early and uncommon pre-Corporation timber verandah, also a major part of a significant Victorian-era streetscape (Criterion E); and
- Historically, 319 Victoria Street as a continuing and prominent corner grocery establishment owned by one family (Conway) for a considerable period and one of the earlier shops in Victoria Street; both shops being representative of the start of a major growth period (Victorian-era) in West Melbourne (Criterion A).

McGlone's shop and residence part Victoria Buildings, 343-345 Victoria Street

343 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1887
View of place:	2015

Statement of Significance

What is significant?

Shop and residence built for Police Constable, John McGlone in 1887 by Patrick Hughes.

Contributory elements include:

- two-level, stuccoed shop and residence;
- simple Italian Renaissance Revival styling with cemented cornice moulds, paired brackets, blocks, quoining and a raised arched entablature bearing the date '1887' on 343 and 'Victoria Buildings' on 345 flanked by piers and urns;
- originally face brick rear walls;
- pitched roof behind the parapet;
- arched double-hung sash windows on the upper level with moulded cemented architraves and bracketed sills; and
- contribution to a significant Victorian-era commercial streetscape.

Cast-iron framed City of Melbourne Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof has been removed from 343. The ground level has changed, side wall bricks rendered and there are rear additions. Rubble stone walling at the rear east side of 343 may be all that remains from the adjoining building, demolished.

How is it significant?

McGlone's shop and residence part Victoria Buildings is significant historically and aesthetically to West Melbourne.

Why is it significant?

McGlone's shop and residence part Victoria Buildings is significant.

- Historically, as representative of a major growth period in West Melbourne and linked with the police constable McGlone who prospered from property development (Criterion A); and
- Aesthetically, as a well-preserved Italian Renaissance Revival Victorian-era shop and residence that has been carefully integrated into a shop row with components of differing origins and dates also contributory to a significant streetscape (Criterion E).

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John Stedeford's shop and residence, part Victoria Buildings, 343-345 Victoria Street

345 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1883
View of place:	2015

Statement of Significance

What is significant?

Shop and residence built for investor John Stedeford in 1883.

Contributory elements include:

- two-level stuccoed shop and residence;
- simple Italian Renaissance Revival styling with cemented cornice moulds, paired brackets, blocks, quoining and a raised arched entablature bearing the name 'Victoria Buildings' flanked by piers and urns;
- originally face brick rear walls;
- pitched roof behind the parapet;
- arched double-hung sash windows on the upper level with moulded cemented architraves and bracketed sills;
- Cast-iron framed City of Melbourne Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof (reinstated);
- basement lights, trimmed by stone in wall and pavement; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite changes to ground level and missing parapet urns.

How is it significant?

John Stedeford's shop and residence, part Victoria Buildings is significant historically and aesthetically to West Melbourne.

Why is it significant?

John Stedeford's shop and residence, part Victoria Buildings is significant.

- Historically, as representative of a major growth period in West Melbourne and linked with the important inner Melbourne figure John Stedeford who prospered in West Melbourne (Criterion A); and
- Aesthetically, as a well-preserved Italian Renaissance Revival Victorian-era shop and residence that has been carefully integrated into a shop row with components of differing origins and dates also contributory to a significant streetscape (Criterion E).

Colonial Bank of Australasia (branch)

347 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1878, 1885
View of place:	2015

Statement of Significance

What is significant?

Erected as a shop and residence for Police Constable, John McGlone, in 1878, and renovated for the West Melbourne branch of the Colonial Bank of Australasia in 1885 to the design of George Jobbins..

Contributory elements include:

- two level stuccoed shop and residence;
- simple Italian Renaissance Revival styling with cemented cornice moulds, paired brackets, blocks, quoining and a raised arched entablature flanked by piers (urns gone);
- originally face brick side and rearwalls;
- pitched roof behind the parapet with cemented chimneys;
- segmentally arched double-hung sash windows on the upper level with moulded cemented architraves and bracketed sills;
- Cast-iron framed City of Melbourne Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof (reinstated);
- basement lights in laneway;
- early but altered former Martin and McCarthy gabled brick saddlery workshop at rear; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite changes to ground level, missing parapet urns, and painted bricks.

How is it significant?

Colonial Bank of Australasia, part Victoria Buildings is significant historically and aesthetically to West Melbourne.

Why is it significant?

Colonial Bank of Australasia, part Victoria Buildings is significant.

- Historically, as representative of a major growth period in West Melbourne and linked with early banking in West Melbourne (Criterion A); and
- Aesthetically, as a well-preserved Italian Renaissance Revival Victorian-era shop and residence that has been carefully integrated into a shop row with components of differing origins, and dates; the design of bank specialist architect, George Jobbins; also contributory to a significant streetscape (Criterion E).

Alexander Stewart's shops and residences, part 349-359 Victoria Street

349-351 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built in 1884 for plasterer, Alexander Stewart.

Early occupiers in the 1880s included:

- 349 Walter, N A fruiterer
- 351 Moss, Mrs Eva milliner
- 353 Burman, Frederick photographer
- 355 Ross, John tobacconist
- 357 Evans, E bootmaker
- 359 Malcolm, James hairdresser

Contributory elements at 349-353, 357-359 Victoria Street include:

- two level stuccoed and parapeted shop and residence row;
- simple Italian Renaissance Revival styling with cemented cornice moulds, vermiculated blocks, simple pilasters and raised arched entablatures flanked by piers and scrolls (urns gone);
- originally face brick side and rear walls;
- pitched roof behind the parapet with cemented chimneys with cornices;
- segmentally arched double-hung sash windows on the upper level in a serlian configuration with moulded cemented architraves and floral friezes;
- Cast-iron framed Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite changes to ground level, missing parapet urns, painted bricks, and added signs to the upper level.

How is it significant?

Alexander Stewart's shops and residences are significant historically and aesthetically to West Melbourne.

Why is it significant?

Alexander Stewart's shops and residences are significant.

- Historically, as representative of a major growth period in West Melbourne and linked with a successful builder entrepreneur in West Melbourne, Alexander Stewart (Criterion A); and
- Aesthetically, as a well-preserved and extensive Italian Renaissance Revival Victorian-era shop and residence row with detailing that is very expressive of North and West Melbourne commercial row design, also contributory to a significant streetscape (Criterion E).

Alexander Stewart's shops and residences, part 349-359 Victoria Street

353 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built in 1884 for plasterer, Alexander Stewart.

Early occupiers in the 1880s included:

- 349 Walter, N A fruiterer
- 351 Moss, Mrs Eva milliner
- 353 Burman, Frederick photographer
- 355 Ross, John tobacconist
- 357 Evans, E bootmaker
- 359 Malcolm, James hairdresser

Contributory elements at 349-353, 357-359 Victoria Street include:

- two level stuccoed and parapeted shop and residence row;
- simple Italian Renaissance Revival styling with cemented cornice moulds, vermiculated blocks, simple pilasters and raised arched entablatures flanked by piers and scrolls (urns gone);
- originally face brick side and rear walls;
- pitched roof behind the parapet with cemented chimneys with cornices;
- segmentally arched double-hung sash windows on the upper level in a serlian configuration with moulded cemented architraves and floral friezes;
- Cast-iron framed Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite changes to ground level, missing parapet urns, painted bricks, and added signs to the upper level.

How is it significant?

Alexander Stewart's shops and residences are significant historically and aesthetically to West Melbourne.

Why is it significant?

Alexander Stewart's shops and residences are significant.

- Historically, as representative of a major growth period in West Melbourne and linked with a successful builder entrepreneur in West Melbourne, Alexander Stewart (Criterion A); and
- Aesthetically, as a well-preserved and extensive Italian Renaissance Revival Victorian-era shop and residence row with detailing that is very expressive of North and West Melbourne commercial row design, also contributory to a significant streetscape (Criterion E).

W. B. Simpson's real estate office and residence

355 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1884, 1933 (rebuilt)
View of place:	2015

Statement of Significance

What is significant?

Part of a shop and residence row built in 1884 for plasterer, Alexander Stewart, with this shop converted for use by the Nigretta Investment Company Pty. Ltd. (W. B. Simpson's real estate) in 1933 as designed in the Jazz Moderne manner by Peck and Kemter.

Contributory elements include:

- two level face brick parapeted Jazz-Moderne style façade;
- stepped parapet with distinctive brick patterning across the façade, including herringbone, stacked and soldier coursing;
- the number 355 set on a cement plaque on the upper level;
- multi-pane glazing in steel frames set between brick piers with sheet steel spandrels in a proto-Modern manner; and
- originally part of the adjoining row, still possessing the scale and related fenestration as contributory to this significant commercial streetscape.

Integrity is good despite changed ground level but the changes are visually related.

How is it significant?

W B Simpson's real estate office and residence is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

W B Simpson's real estate office and residence is significant.

- Historically, as originally part of Alexander Stewart's long commercial row of 1882, but revised in a new Interwar style to serve the development surge in West Melbourne, as W. B. Simpson's real estate office (Criterion A); and
- Aesthetically, an early and innovative use of this new architectural style, being among the first in Victoria and well-preserved, also the work of well known architects, Peck and Kemter and contributory to a significant commercial streetscape (Criterion E).

Cullen's shops and residences, part 349-359 Victoria Street

357 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built in 1884 for plasterer, Alexander Stewart.

Contributory elements at 349-353, 357-359 Victoria Street include:

- two level stuccoed and parapeted shop and residence row;
- simple Italian Renaissance Revival styling with cemented cornice moulds, vermiculated blocks, simple pilasters and raised arched entablatures flanked by piers and scrolls (urns gone);
- originally face brick side and rear walls;
- pitched roof behind the parapet with cemented chimneys with cornices;
- segmentally arched double-hung sash windows on the upper level in a serlian configuration with moulded cemented architraves and floral friezes;
- Cast-iron framed Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite changes to ground level, missing parapet urns, painted bricks, and added signs to the upper level.

How is it significant?

Alexander Stewart's shops and residences are significant historically and aesthetically to West Melbourne.

Why is it significant?

Alexander Stewart's shops and residences are significant.

- Historically, as representative of a major growth period in West Melbourne and linked with a successful builder entrepreneur in West Melbourne, Alexander Stewart (Criterion A); and
- Aesthetically, as a well-preserved and extensive Italian Renaissance Revival Victorian-era shop and residence row with detailing that is very expressive of North and West Melbourne commercial row design, also contributory to a significant streetscape (Criterion E).

Cullen's shops and residences, part 349-359 Victoria Street

359 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Shop & residence
Date(s):	1884
View of place:	2015

Statement of Significance

What is significant?

Shop and residence row built in 1884 for plasterer, Alexander Stewart.

Contributory elements at 349-353, 357-359 Victoria Street include:

- two level stuccoed and parapeted shop and residence row;
- simple Italian Renaissance Revival styling with cemented cornice moulds, vermiculated blocks, simple pilasters and raised arched entablatures flanked by piers and scrolls (urns gone);
- originally face brick side and rear walls;
- pitched roof behind the parapet with cemented chimneys with cornices;
- segmentally arched double-hung sash windows on the upper level in a serlian configuration with moulded cemented architraves and floral friezes;
- Cast-iron framed Corporation pattern street verandah with Corinthian derived column order, panelled cast-iron frieze and brackets and convex corrugated iron clad roof; and
- contribution to a significant Victorian-era commercial streetscape.

Integrity is good despite changes to ground level, missing parapet urns, painted bricks, and added signs to the upper level.

How is it significant?

Alexander Stewart's shops and residences are significant historically and aesthetically to West Melbourne.

Why is it significant?

Alexander Stewart's shops and residences are significant.

- Historically, as representative of a major growth period in West Melbourne and linked with a successful builder entrepreneur in West Melbourne, Alexander Stewart (Criterion A); and
- Aesthetically, as a well-preserved and extensive Italian Renaissance Revival Victorian-era shop and residence row with detailing that is very expressive of North and West Melbourne commercial row design, also contributory to a significant streetscape (Criterion E).

Three Crowns Hotel

361-365 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1868, 1878, 1886
View of place:	2015

Statement of Significance

What is significant?

Three Crowns Hotel built for Frederick Stone (presumably the wing facing King Street) in 1868 and enlarged and improved in 1886 for Charles Straker to a design by celebrated architect, William Pitt.

Contributory elements include:

- Two, two-storeyed parapeted stuccoed brick wings, one facing Victoria Street, the other earlier wing facing King Street.
- Both wings ornamented by William Pitt in 1886-7, the King street wing being from c1868;
- Italian Renaissance Revival but simply elevated with a central, gabled parapet entablature and upper level decorated fenestration, shared in character by the more ornate Victoria Street wing;
- bracketed flat pediments and swagged friezes beneath;
- cornice and string moulds delineating the horizontals and quoins terminate them as verticals.

Victoria Street wing:

- Italian Renaissance Revival and highly decorated, typical of Pitt's work;
- traditional entry at splayed-corner, with pediment over;
- foliated impost moulds,
- guilloche pattern string-moulds;
- gabled pediments with acroteria over doorways,
- barrel-top cemented chimneys;
- cemented cartouche of crossed swords and three crowns, illustrating the hotel's name in a facade panel and on window glass;
- salt-and-pepper dado tiles with a distinctive three crowns motif (Interwar but significant in their own right); and
- contribution as a major and the earliest part of a notable Victorian-era commercial streetscape.

Ground level openings on the King Street wing have been altered or blocked; parapet urns or orbs have been removed from the parapet piers on the Victoria Street wing, and various signs attached. Integrity is good despite these changes.

How is it significant?

Three Crowns Hotel is significant historically, socially and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Three Crowns Hotel is significant.

- Aesthetically, (Victoria Street) as a near original, richly and successfully decorated Italian Renaissance Revival design by a renowned practitioner of the style, William Pitt, potentially as applied to an old form; the King Street wing as a recognisably early hotel design as enriched in the 1880s; also a major streetscape element, terminating the significant Victorian-era commercial area in Victoria Street west (Criterion E); and
- Historically and socially, the earliest commercial building in the two Victoria Street commercial blocks, between Howard and King Streets, and evocative of the typical 19th century corner hotel form; closely associated with the hotelier and caterer, Charles D Straker who was active in the local area as the caterer of choice for local and regional associations (Criterion A).

Drummond house

431 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1926
View of place:	2015

Statement of Significance

What is significant?

House built for labourer, Donald and his wife Ruth Drummond in 1926, by D. Kinnane, on the site of the Melbourne Benevolent Asylum of 1851.

Contributory elements include:

- single storey red brick Californian Bungalow style house, showing transition from the Federation Bungalow form;
- broad gabled main roof, with Old English trussing in the gable end;
- unglazed terra-cotta Marseilles pattern roof tiles to main roof, with terra-cotta finials and cappings;
- red brick chimneys with soldier course tops;
- timber framed porch-style verandah with capped brick piers and swagged balustrading;
- bowed casement lead-light window group, with top lights;
- two-panel boarded door with glazed top panel;
- refurbished wire front fence based on original; and
- contribution as a key element in an important, largely Edwardian-era precinct that, because of its distinctive style and period, symbolises the former Benevolent Asylum site.

How is it significant?

The Drummond house is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Drummond house is significant.

- Historically, being symbolic of the former Benevolent Asylum location in West Melbourne and, at the time of its construction, part of a model government subdivision sold here from 1913 mainly to the working classes (Criterion A); and
- Aesthetically, a well-preserved Californian Bungalow style house as adapted to a narrow inner Melbourne block, and contributory to a largely Edwardian-era and Interwar streetscape (Criterion E).

Ogden's house

441 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1918
View of place:	2015

Statement of Significance

What is significant?

House built for tanner, Thomas William Ogden and wife Charlotte in 1918, on the site of the Melbourne Benevolent Asylum of 1851.

Contributory elements include:

- single storey red brick Federation Bungalow style house;
- asymmetrical floor plan but with central passage;
- hipped main roof and gabled bay roof, with textured stucco in the gable end;
- originally unglazed terra-cotta Marseilles pattern roof tiles to main roof, with terra-cotta finials and cappings;
- stucco banding in brickwork at dado height;
- stuccoed brick chimneys with cemented caps;
- timber framed verandah with distinctive fretted and slatted friezes;
- boxed and bowed casement lead-light window groups with top lights and the window bay with domed sheet metal roof;
- door with top and side lights; and
- contribution as a key element in an important, largely Edwardian-era precinct that, because of its distinctive style and period, symbolises the former Benevolent Asylum site.

Integrity is good despite the addition of an unrelated Victorian-era reproduction picket fence.

How is it significant?

The Ogden's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

The Ogden's house is significant.

- Historically, being symbolic of the former Benevolent Asylum location in West Melbourne and, at the time of its construction, part of a model government subdivision sold here from 1913 mainly to the working classes (Criterion A); and
- Aesthetically, a well-preserved Federation Bungalow style house and contributory to a largely Edwardian-era and Interwar streetscape (Criterion E).

Thomas Swanson's house, later Alder's house

465 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1859
View of place:	2015

Statement of Significance

What is significant?

Thomas Swanson's house built in 1859 with three rooms and two attics.

Contributory elements include:

- single-fronted Colonial Georgian style, coursed basalt rubble cottage;
- tuck-pointed stonework with quarry-faced quoining at openings;
- slate clad gabled roof with stone chimney, with carved cornice and pointing;
- double-hung sash windows;
- doorway with toplight with the date 1859 on the glass; and
- contribution to an early group of stone houses, 457-467 Victoria Street, all from the 1860-1870s, which share siting characteristics, scale and details.

How is it significant?

Thomas Swanson's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

Thomas Swanson's house is significant.

- Aesthetically, a well-preserved and early Colonial Georgian style house in West Melbourne that has been constructed of basalt which is a relatively uncommon wall material in the metropolis but closely linked with the availability of the stone in nearby Moonee Ponds Creek and Footscray; also a key part of an early Victorian-era residential streetscape (Criterion E); and
- Historically, the house was owner-occupied for long periods, first by Thomas Swanson, a customs officer and allied with the renowned local builder family of Swanson and then by Henry Alder, who was linked closely with the railways, a major nearby industry, also the birth home of Henry Hall Alder who was recognised at his death as one of Melbourne's best known recitalists, linked with St James Old Cathedral, and for a time a West Melbourne music teacher (Criterion A).

George Swanson's house

467 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1868
View of place:	2015

Statement of Significance

What is significant?

George Swanson's house built in 1868.

Contributory elements include:

- a hipped roof, two-storey quarry face, basalt masonry house;
- corrugated iron clad roof;
- quoining at openings;
- double-hung sash windows;
- central doorway with top light on upper level, set to side on ground level; and
- contribution to an early group of houses, 457-467 Victoria Street from the 1860-70s, which share siting characteristics, scale and details and one of three adjoining stone houses.

Integrity is fair with a new brick parapet to the east side and new fence; the verandah has been added and rebuilt. However, the antiquity of the house and its stone construction is the dominant aspect of its significance.

How is it significant?

George Swanson house is significant historically and aesthetically to West Melbourne.

Why is it significant?

George Swanson's house is significant.

- Aesthetically, an altered Colonial Georgian style house in West Melbourne but constructed of basalt which is a relatively uncommon wall material in the metropolis and closely linked with the availability of the stone in nearby Moonee Ponds Creek and Footscray; also contributory part of early residential streetscape (Criterion E); and
- Historically, the house was owner-occupied for long periods by George Swanson, of the renowned local builder family of Swanson; representative of the beginning of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Romolo or Bagley house

469 Victoria Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1860
View of place:	2015

Statement of Significance

What is significant?

John Christopher Bagley's house built by J. McElreavy in 1860.

Contributory elements include:

- a hipped roof, two-storey quarry face, basalt masonry house;
- stone chimneys with terra-cotta pots;
- corner siting at Lothian Street;
- corrugated iron clad roof set behind a parapet with the word 'Romolo' set in a central panel;
- quoining at openings;
- altered verandah set between stone wing walls;
- double-hung sash windows, with six-pane sashes;
- doorway with top light on ground level; and
- contribution to an early group of houses, 457-467 Victoria Street from the 1860-70s, which share siting characteristics, scale and details and one of three adjoining stone houses.

The 1895 MMBW detail plan shows a verandah which has since been altered and rebuilt. There is a new fence and the stone painted over. However, the antiquity of the house and its stone construction is the dominant aspect of its significance.

How is it significant?

Romolo or Bagley house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Romolo or Bagley house is significant.

- Aesthetically, an altered Colonial Georgian style house, but constructed of basalt which is a relatively uncommon wall material in the metropolis and closely linked with the availability of the stone in nearby Moonee Ponds Creek and Footscray, also key part of early Victorian-era residential streetscape (Criterion E); and
- Historically, the house was owner-occupied for long periods by J. C. Bagley, a man closely linked with the early history of St. Mary's Church of England, Hotham (North Melbourne); and representative of the beginning of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Browne's houses, part 23-25 Walsh Street

23 Walsh Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1892
View of place:	2015

Statement of Significance

What is significant?

Row houses designed by architect W. H. Cleverdon for ironmonger, Robert S Browne, and built in 1892 by W. Brown.

Contributory elements include:

- plain two storey parapeted Italian Renaissance Revival stuccoed row house pair on corner site;
- cemented cornice, string and label moulds;
- originally face brick side and rear walls;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys;
- uncommon arcaded verandah with Corinthian derived cast-iron column order and roundels in the spandrels;
- double-hung sash windows with voussoir shape cemented moulding over side elevation openings;
- four-panel entry door and toplight, four-panel entry side door with side and toplight (see Milton Street);
- cast-iron palisade front fence integral with arcade, on dressed stone footings; and
- contribution to a minor Victorian-era streetscape in Milton Street.

Integrity is good despite the window wall added to the ground level of 23 (potential to restore using 25 as basis). There have been possible changes to the Milton Street side elevation and bricks painted over. The significance of the house pair relies on the arcading and this has not been affected by these reversible changes.

How is it significant?

Browne's houses, 23-25 Walsh Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Browne's houses, 23-25 Walsh Street, are significant.

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne also for the link with successful ironmonger, Robert Browne, and local identity John Stedeford (Criterion A); and
- Aesthetically, for the distinctive arcaded verandah also as a custom design by Melbourne architect William Cleverdon (Criterion E).

Browne's houses, part 23-25 Walsh Street

25 Walsh Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1892
View of place:	2015

Statement of Significance

What is significant?

Row houses designed by architect W. H. Cleverdon for ironmonger, Robert S Browne and built in 1892 by W. Brown.

Contributory elements include:

- plain two storey parapeted Italian Renaissance Revival stuccoed row house pair on corner site;
- cemented cornice, string and label moulds;
- originally face brick side and rear walls;
- pitched roof behind the parapet clad with corrugated iron, with cemented and corniced chimneys;
- uncommon arcaded verandah with Corinthian derived cast-iron column order and roundels in the spandrels;
- double-hung sash windows with voussoir shape cemented moulding over side elevation openings;
- four-panel entry door and toplight, four-panel entry side door with side and toplight (see Milton Street);
- cast-iron palisade front fence integral with arcade, on dressed stone footings; and
- contribution to a minor Victorian-era streetscape in Milton Street.

Integrity is good despite the window wall added to the ground level of 23 (potential to restore using 25 as basis). There have been possible changes to the Milton Street side elevation and bricks painted over. The significance of the house pair relies on the arcading and this has not been affected by these reversible changes.

How is it significant?

Browne's houses, 23-25 Walsh Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Browne's houses, 23-25 Walsh Street, are significant.

- Historically, as representative of a major growth period (Victorian-era) in West Melbourne also for the link with successful ironmonger, Robert Browne, and local identity John Stedeford (Criterion A); and
- Aesthetically, for the distinctive arcaded verandah also as a custom design by Melbourne architect William Cleverdon (Criterion E).

James Noonan's house, also Cameron House

54-56 Walsh Street, WEST MELBOURNE



New grading system:	Significant
Place type:	House
Date(s):	1870
View of place:	2015

Statement of Significance

What is significant?

Contractor, James Noonan's house built by James H. Sutherland in 1870.

Contributory elements include:

- asymmetrically planned and double-fronted Italian Villa style house of stuccoed brick with distinctive details and form;
- an arched entry porch with cemented impost and architrave detailing and keystone;
- gabled and hipped iron-clad roof;
- parapeted side walls with foliated brackets and blocks;
- architraved openings, double-hung sash windows;
- unusual details that include the Romanesque inspired fretted pendant eaves valence, an unusual corbelled eaves supported from the projecting window bay and a pentangular panel above the bay;
- panelled and corniced chimney shafts; and
- contribution as one of a varied group of Victorian-era houses in Walsh Street, intermixed with new development (62, 46-8, 42 Walsh Street).

Integrity is good despite the replacement of the gable finial and front fence, the painting of the basalt footings, the altered front door, and tiling of the front yard.

How is it significant?

James Noonan's house is significant historically and aesthetically to West Melbourne and the City of Melbourne.

Why is it significant?

James Noonan's house is significant.

- Aesthetically, as a well-preserved Italian villa with a highly unusual and distinctive combination of elements and details and from an early date (Criterion E); and
- Historically, associated primarily with Noonan, the West Melbourne builder-developer, who died a successful businessman while also being prominent in the North and West Melbourne community; and representative of a major growth period in West Melbourne (Criterion A).

Wickham's house, later Oakey's house

62 Walsh Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1865, 1871, 1888
View of place:	2015

Statement of Significance

What is significant?

Carter, John Wickham's house, initially of two rooms in 1865, then four rooms and later a six room brick house (enlarged 1871 and 1888).

Contributory elements include:

- a two-storey stuccoed brick and parapeted row house;
- cemented ornament including a gabled entablature, with scrolls, a cornice mould and former cornice, now the string-mould, of the first single storey stage of building;
- notable cast-iron balustrading to bracketed balconettes on the upper openings;
- double-hung sash windows;
- one level timber, corrugated iron clad verandah; and
- contribution as one of a varied group of Victorian-era houses in Walsh Street, intermixed with new development (62, 46-8, 42 Walsh Street).

Integrity is fair despite the verandah having been rebuilt, a missing valence, replacement of the door and an iron picket fence added.

How is it significant?

Wickham's, later Oakey's house is significant historically and aesthetically to West Melbourne.

Why is it significant?

Wickham's, later Oakey's house is significant.

- Aesthetically, generally original to 1888 with fine and rare details such as the iron railings and balconettes (Criterion E); and
- Historically, the house evokes two major construction stages and has links with typical occupations associated with West Melbourne, but is also linked with Wilmot Oakey who was locally prominent; also representative of the beginning and end of a major growth period (Victorian-era) in West Melbourne (Criterion A).

Flagstaff Gardens

309-311 William Street, WEST MELBOURNE



New grading system: Significant

Place type: House
Date(s): Unknown
View of place: 2015

Statement of Significance

Victorian Heritage Register Statement of Significance
Victorian Heritage Register number: H2041

What is significant?

Flagstaff Hill including the Flagstaff Gardens occupies an elevated position to the north west of Melbourne's CBD. Consisting of 7.7 hectares, it was originally called Burial Hill by the European settlers and was used as Melbourne's first burial ground in the 1830s. Later used as a signal station between 1840 and 1857, and then as a magnetic and meteorological observatory under Professor Georg von Neumayer between 1857 and 1862, the hill is a significant archaeological site. In 1862 the site was established as a public garden. Designed in an informal gardenesque style by the Deputy Surveyor General Clement Hodgkinson in 1865, and later redesigned by John Guilfoyle in the 1890s, the garden contained numerous trees of scientific and aesthetic importance, many of which remain today. The current appearance of the gardens reflects changes made between the 1890s and the 1920s although the original pathways are still evident as are several of the original tree plantings. Although the character of the gardens has changed since the 1860s, the current appearance reflects a diverse cultural landscape that is rich in horticultural, historic and social meaning.

How is it significant?

Flagstaff Gardens and Flagstaff Hill are of aesthetic, archaeological, historical, scientific (horticultural) and social significance to the State of Victoria

Why is it significant?

Flagstaff Hill is of historic and scientific importance. Between 1836 and 1837, it was the site of Melbourne's first burial ground. Seven burials took place there and as there is no evidence that the bodies were exhumed the site probably has archaeological potential. Between 1840 and 1857 the site was used as a signal station with flagstaff. It was used to communicate with a similar station at Point Gellibrand at Williamstown. Flags flown from the flagstaff indicated shipping arrivals in the Bay and shipping lists were posted on a bulletin board near the station building. Accordingly the hill was a regular gathering place for Melburnians of all classes. The flagstaff and signal station became redundant following the introduction of the telegraph, however the site was then used as a meteorological and magnetic observatory between 1857 and 1862. Established under the supervision of Bavarian scientist Georg von Neumayer, the observatory played a significant part in the development of scientific knowledge in the colony. The footings of the signal station and the observatory buildings probably still exist and would be a significant archaeological deposit.

The Flagstaff Gardens is of scientific (horticultural) and aesthetic significance. Established as a public garden in 1862, the Flagstaff Gardens was designed in the gardenesque style in 1865 by Assistant Commissioner for Crown Lands and Survey,

Clement Hodgkinson. Unlike the Fitzroy Gardens, also designed by Hodgkinson, the Flagstaff Gardens was a more informal style. Its path layout was determined in part by the site's topography but also by the location of the Victoria Market in the north-east corner. Some of the original 1860s path layout remains but the current layout reflects changes made between the 1890s and the 1920s. The central path from the main entrance in William Street to the crown of the Flagstaff Hill has disappeared but most of the path that originally crossed the gardens from the corner of King and Latrobe Streets towards the Victoria Market still exists. None of the original statues exist but there is a sundial from the nineteenth century, albeit whose base was reconstructed in 1947, and a sculpture, The Court Favourite, from the 1930s.

There are many fine individual specimens of trees in the gardens including a Holm Oak (*Quercus ilex*), located on the south side of the William Street entrance, from the first stage of planting in the nineteenth century and which is amongst the largest of the species known in Victoria. There are also significant specimens from the twentieth century including a Maidenhair tree (*Ginkgo biloba*) and a Chinese Parasol tree (*Firmiana simplex*). The *Ginkgo biloba* is one of the State's finest and largest, and is growing in a prominent position in the garden of the caretakers cottage. The only larger and older *Ginkgo biloba* in Victoria is in the Geelong Botanic Gardens, which was planted in 1859. The *Firmiana simplex* is rare in Victoria and this tree is also the largest known in the State. As well there are a variety of significant specimen trees including elms, oaks, Moreton bay figs, Canary Island pines and River Red Gums. The *Corynocarpus laevigatus* is uncommon in Victoria and this tree is the largest known specimen in the State. The two Italian cypresses (*Cupressus sempervirens*) have important landscape and historical significance due to their association with Melbourne's first cemetery. These trees were commonly planted in cemeteries due to their symbolism.

The Flagstaff Gardens is of landscape and horticultural significance due to the avenues of elms (*Ulmus procera* and *U. x hollandica*) lining the pathways through the Gardens and elm rows along the north, north east and southern perimeter of the gardens. The elms are common landscape element in all of Melbourne's nineteenth century gardens and boulevards. The trees are numerous and have grown to a large size and are an important feature of the urban character and provide outstanding autumn colour. Melbourne now has some of the finest European elms in the world and these are of increasing international significance as Dutch Elm Disease has killed most of these species in the northern hemisphere. The deciduous elms, poplars and English oaks contrast dramatically with the evergreen conifers, eucalypts, Moreton Bay Figs and palms to provide an outstanding landscape. The two *Eucalyptus cladocalyx* (Sugar Gum) in the north eastern corner have grown to a great size and are an important landmark in the landscape.

Flagstaff Hill also has social significance as place of recreation and celebration. The existence of the various monuments on the crest of the hill reflects the importance of the site in the popular imagination. In addition, the hill was a natural gathering place in the early years of European settlement because of the views it offered over the Bay. Furthermore, with separation from New South Wales in 1850, the hill was a focus of celebrations with bonfires being lit and other festivities taking place there. In 1950 a monument was built to commemorate these original celebrations.

The Flagstaff Gardens has been the less respectable component in the city's collection of public parks. Accordingly its social significance is different from the Carlton, Fitzroy or Treasury Gardens. In the 1930s it was observed that if the Fitzroy Gardens was the city's drawing room then Flagstaff Gardens was its kitchen. Earlier in the century it was also perceived to be the most notorious of the public parks as a site for illicit activities. This informality and diversity of public behaviour has distinguished it from other city gardens and also is an important part of its character today. The bowling club, playground and tennis courts contribute to its continuing recreational and informal character. To an extent its character has also been defined by its position on the west side of the city close to the Victoria Market, working class residential areas, industry and Yarra wharves.

- See more at: <http://vhd.heritagecouncil.vic.gov.au/places/1841#statement-significance>

Royal Standard Hotel

333-337 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Hotel
Date(s):	1865-
View of place:	2015

Statement of Significance

What is significant?

Royal Standard Hotel and associated shop built for the Crown Grantee of the allotment, William Hill, from 1865.

Contributory elements include:

- a two-storeyed stuccoed brick hotel and former shop;
- simple but elegant Italian Renaissance Revival façade;
- a corniced parapet;
- flat window pediments and smooth rustication to the lower level and as quoins;
- quarry faced stone plinth;
- stone-bordered cellar entry door in footpath;
- double-hung sash windows with cemented architraves; and
- contribution as a traditional Victorian-era corner element, and for relationship with 343-9 William Street, a similarly simply elevated row, and the companion house row at the rear in Milton Street.

Integrity is good despite changes to ground level openings, with replacement or closing in of doors; painting of some of the stonework, added signs, and unrelated brick additions at the rear.

How is it significant?

The Royal Standard Hotel is significant historically, socially and aesthetically to West Melbourne.

Why is it significant?

Royal Standard Hotel is significant.

- Aesthetically, an early, symmetrical and successful Italian Renaissance Revival façade in the palazzo manner, similar to the commercial style used by architects Terry and Oakden, and a key streetscape element in the North and West Melbourne precinct (Criterion E); and
- Historically and socially, as a hotel and meeting place, the social centre of the locality, being typically corner-sited and part of a comprehensive development by William Hill of his Crown Grant that, with his houses at 24-28 Milton Street, remains relatively unchanged (Criteria A, G).

Row house, part 343, 345-349 William Street

343 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1864-5
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Crown Grantee and iron-worker, Matthew Sparey, in 1864-5.

Contributory elements include:

- two-storeyed face brick and stuccoed house row of three in a Colonial Georgian style, and one attached house (343);
- pointed brown body brickwork and red rubbed voussoirs;
- parapeted roof line with moulded cornice and cemented string moulds;
- lower level iron decorated verandah with concave roof (345-9), simple iron brackets and fringing as early form of verandah decoration;
- iron picket fences (345-9);
- symmetrical fenestration, double-hung sash windows;
- arched ground level openings;
- four-panel doors with toplights;
- cemented chimney shafts with panelling; and
- the row's relationship with the Royal Standard at 333-337 William Street, and the house rows at the rear of the hotel in Milton Street.

The brickwork of 343 has been painted, the verandah rebuilt, and its iron fence replaced but otherwise the integrity is good.

How is it significant?

Row houses, 343, 345-349 William Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Row houses, 343, 345-349 William Street are significant.

- Aesthetically, as in a well-proportioned, recognisable early Colonial Georgian row house form, with simple detailing and fine brickwork. Also as early face brick buildings in West Melbourne, and contributory to a Victorian-era streetscape (Criterion E); and
- Historically, for the long ownership by the original Crown Grantee, Sparey, which is unusual in West Melbourne (Criterion A).

Row house, part 343, 345-349 William Street

345 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1864-5
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Crown Grantee and iron-worker, Matthew Sparey, in 1864-5.

Contributory elements include:

- two-storeyed face brick and stuccoed house row of three in a Colonial Georgian style, and one attached house (343);
- pointed brown body brickwork and red rubbed voussoirs;
- parapeted roof line with moulded cornice and cemented string moulds;
- lower level iron decorated verandah with concave roof (345-9), simple iron brackets and fringing as early form of verandah decoration;
- iron picket fences (345-9);
- symmetrical fenestration, double-hung sash windows;
- arched ground level openings;
- four-panel doors with toplights;
- cemented chimney shafts with panelling; and
- the row's relationship with the Royal Standard at 333-337 William Street, and the house rows at the rear of the hotel in Milton Street.

The brickwork of 343 has been painted, the verandah rebuilt, and its iron fence replaced but otherwise the integrity is good.

How is it significant?

Row houses, 343, 345-349 William Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Row houses, 343, 345-349 William Street are significant.

- Aesthetically, as in a well-proportioned, recognisable early Colonial Georgian row house form, with simple detailing and fine brickwork. Also as early face brick buildings in West Melbourne, and contributory to a Victorian-era streetscape (Criterion E); and
- Historically, for the long ownership by the original Crown Grantee, Sparey, which is unusual in West Melbourne (Criterion A).

Row house, part 343, 345-349 William Street

347 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1864-5
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Crown Grantee and iron-worker, Matthew Sparey, in 1864-5.

Contributory elements include:

- two-storeyed face brick and stuccoed house row of three in a Colonial Georgian style, and one attached house (343);
- pointed brown body brickwork and red rubbed voussoirs;
- parapeted roof line with moulded cornice and cemented string moulds;
- lower level iron decorated verandah with concave roof (345-9), simple iron brackets and fringing as early form of verandah decoration;
- iron picket fences (345-9);
- symmetrical fenestration, double-hung sash windows;
- arched ground level openings;
- four-panel doors with toplights;
- cemented chimney shafts with panelling; and
- the row's relationship with the Royal Standard at 333-337 William Street, and the house rows at the rear of the hotel in Milton Street.

The brickwork of 343 has been painted, the verandah rebuilt, and its iron fence replaced but otherwise the integrity is good.

How is it significant?

Row houses, 343, 345-349 William Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Row houses, 343, 345-349 William Street are significant.

- Aesthetically, as in a well-proportioned, recognisable early Colonial Georgian row house form, with simple detailing and fine brickwork. Also as early face brick buildings in West Melbourne, and contributory to a Victorian-era streetscape (Criterion E); and
- Historically, for the long ownership by the original Crown Grantee, Sparey, which is unusual in West Melbourne (Criterion A).

Row house, part 343, 345-349 William Street

349 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1864-5
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Crown Grantee and iron-worker, Matthew Sparey, in 1864-5.

Contributory elements include:

- two-storeyed face brick and stuccoed house row of three in a Colonial Georgian style, and one attached house (343);
- pointed brown body brickwork and red rubbed voussoirs;
- parapeted roof line with moulded cornice and cemented string moulds;
- lower level iron decorated verandah with concave roof (345-9), simple iron brackets and fringing as early form of verandah decoration;
- iron picket fences (345-9);
- symmetrical fenestration, double-hung sash windows;
- arched ground level openings;
- four-panel doors with toplights;
- cemented chimney shafts with panelling; and
- the row's relationship with the Royal Standard at 333-337 William Street, and the house rows at the rear of the hotel in Milton Street.

The brickwork of 343 has been painted, the verandah rebuilt, and its iron fence replaced but otherwise the integrity is good.

How is it significant?

Row houses, 343, 345-349 William Street, are significant historically and aesthetically to West Melbourne.

Why is it significant?

Row houses, 343, 345-349 William Street are significant.

- Aesthetically, as in a well-proportioned, recognisable early Colonial Georgian row house form, with simple detailing and fine brickwork. Also as early face brick buildings in West Melbourne, and contributory to a Victorian-era streetscape (Criterion E); and
- Historically, for the long ownership by the original Crown Grantee, Sparey, which is unusual in West Melbourne (Criterion A).

Cellular Clothing Company Ltd. works

351-353 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Factory
Date(s):	1939
View of place:	2015

Statement of Significance

What is significant?

Moderne style factory designed for Cellular Clothing Company Ltd. by noted Modernist architect, Rhys E. Hopkins, and erected under his supervision by Rispin Bros in 1939.

Contributory elements include:

- Moderne style format of strong horizontal elements butting on a vertical feature (stair);
- parapeted geometric form;
- sawtooth roof;
- cream façade brickwork (bricks painted over); and
- contribution to a modernist Interwar industrial group in this locality.

Glazing replaced with reflective glass, bricks painted over.

How is it significant?

Cellular Clothing Company Ltd. works are significant historically and aesthetically to West Melbourne.

Why is it significant?

Cellular Clothing Company Ltd. works are significant.

- Historically, as a highly publicised project when completed and seen as the epitome of rising inner Melbourne industries, as aided by import restrictions during the lead-up to the Second World War, and the tariff protection afforded by the Australian Government to foster manufacturing independence in uncertain times, also the products made here were seen as one of the new types of industry to be encouraged in Victoria (Criterion A); and
- Aesthetically, as a well-preserved factory design from noted Modernist architect and academic, Rhys E. Hopkins, and erected under his supervision by Rispin Bros. with Cyril Hudspeth as the structural engineer who were all well known names in the building industry, also as a contributory part of an Interwar industrial group at this corner and opposite in Howard Street, West Melbourne (Criterion E).

Canary Island pines (x2 `Pinus canariensis'), Howard Street and William Street Reserve

383-389 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Trees
Date(s):	1900-1918
View of place:	2015

Statement of Significance

What is significant?

Mature surviving trees are an indication of planting styles of the Victorian and Edwardian-eras before a more varied palette of tree selection was pursued post World War One.

Contributory elements include:

- Mature Canary Island pines (x2 `Pinus canariensis'), Howard Street and William Street Reserve (-37.806391, 144.953764;-37.806575, 144.953729); and
- land within five metres of the root balls.

How is it significant?

The Canary Island pines are significant historically and for their rarity in West Melbourne.

Why is it significant?

The Canary Island pines are significant.

- Historically, as an indication of tree planting and selection in the post Victorian-era, with the goal of beautification of reserves and creation of shade (Criterion A); and
- Rarity, as some of the few remaining examples from a large number of mature reserve and street trees that once existed at West Melbourne (Criterion B).

State Rivers and Water Supply Research and Testing Laboratories

420-424 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Offices
Date(s):	1935-1941
View of place:	2015

Statement of Significance

What is significant?

State Rivers and Water Supply Research and Testing Laboratories built in the late 1930s using a Modernistic design attributed to Percy Everett, Chief Architect of the Public Works Department.

Contributory elements include:

- three level red brick building on a corner site;
- Modernistic design as a combination of horizontal and vertical elements delineated with cement mouldings, enhanced by the corner site;
- distinctive entry element with H-form cement work over the doorway, bifurcated by a brick pier with cement plaque above;
- cement window hoods as horizontal elements that return around the corner; and
- punched windows as square or rectangular openings with cement architraves.

Integrity is good despite replacement of window joinery.

How is it significant?

State Rivers and Water Supply Research and Testing Laboratories is significant historically and aesthetically to West Melbourne.

Why is it significant?

State Rivers and Water Supply Research and Testing Laboratories is significant.

- Historically, as purpose built for this once influential government body that has since been disbanded (Criterion A); and
- Aesthetically, as a successful and well-preserved Modernistic design attributed to the noted Government Chief Architect, Percy Everett (Criterion E).

Zeplin's house

436 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1861
View of place:	2015

Statement of Significance

What is significant?

Musician George Zeplin's house, built by T. Mahoney in 1861.

Contributory elements include:

- a two-storey, stuccoed brick house
- early transverse gable roof form with eaves gutter and side parapets;
- face brick side and rear walls;
- a single level concave roof verandah, with rare panelled cast-iron and timber, slatted balustrade;
- double-hung sash windows; and
- contribution as one of a generally homogenous and old Victorian-era streetscape, including 446-448, 456, 458 and 470-476 William Street.

How is it significant?

Zeplin's house is significant historically and aesthetically to West Melbourne and historically to the City of Melbourne.

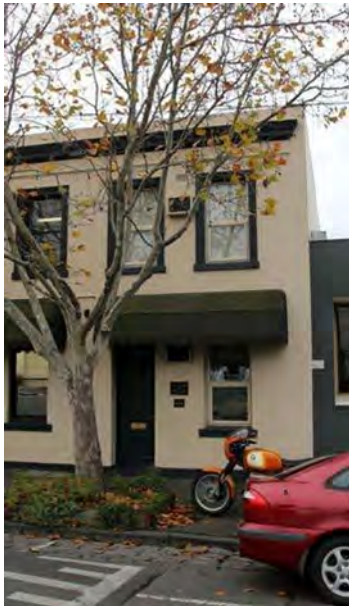
Why is it significant?

Zeplin's house is significant.

- Aesthetically, a recognisably early and relatively uncommon form of house with significant details such as the timber balustrade, also part of an early Victorian-era residential streetscape (Criterion E); and
- Historically, associated with the locally renowned Zeplin musician family, who obtained prominence in the Colonial Melbourne music world as pioneers in variety and ensemble performances (Criterion A).

Howat's row houses, part 446-450 William Street

446 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873
View of place:	2015

Statement of Significance

What is significant?

Builder, David Howat's row houses built, as an investment, in 1873.

Contributory elements include:

- two-level stuccoed brick and parapeted row of three houses;
- classically inspired facades;
- architraved upper windows;
- parapet cornices;
- siting hard on street; and
- contribution to an early Victorian-era residential precinct.

Blinds have been attached to the facades and the stucco refurbished but otherwise the integrity is good.

How is it significant?

Howat's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Howat's row houses are significant.

- Aesthetically, typical of the simple, stuccoed elevations of the early Victorian-era and a contributory part of a similarly aged Victorian-era streetscape (Criterion E); and
- Historically, long associated with the Howat family, David, as a builder-owner who eventually owned most of this streetscape, and a developer of other properties in the North and West Melbourne area, and William Howat who was closely linked with the wealthy Clarke pastoralist family (Criterion A).

Howat's row houses, part 446-450 William Street

448 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873
View of place:	2015

Statement of Significance

What is significant?

Builder, David Howat's row houses built, as an investment, in 1873.

Contributory elements include:

- two-level stuccoed brick and parapeted row of three houses;
- classically inspired facades;
- architraved upper windows;
- parapet cornices;
- siting hard on street; and
- contribution to an early Victorian-era residential precinct.

Blinds have been attached to the facades and the stucco refurbished but otherwise the integrity is good.

How is it significant?

Howat's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Howat's row houses are significant.

- Aesthetically, typical of the simple, stuccoed elevations of the early Victorian-era and a contributory part of a similarly aged Victorian-era streetscape (Criterion E); and
- Historically, long associated with the Howat family, David, as a builder-owner who eventually owned most of this streetscape, and a developer of other properties in the North and West Melbourne area, and William Howat who was closely linked with the wealthy Clarke pastoralist family (Criterion A).

Howat's row houses, part 446-450 William Street

450 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1873
View of place:	2015

Statement of Significance

What is significant?

Builder, David Howat's row houses built, as an investment, in 1873.

Contributory elements include:

- two-level stuccoed brick and parapeted row of three houses;
- classically inspired facades;
- architraved upper windows;
- parapet cornices;
- siting hard on street; and
- contribution to an early Victorian-era residential precinct

Blinds have been attached to the facades and the stucco refurbished but otherwise the integrity is good.

How is it significant?

Howat's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Howat's row houses are significant.

- Aesthetically, typical of the simple, stuccoed elevations of the early Victorian-era and a contributory part of a similarly aged Victorian-era streetscape (Criterion E); and
- Historically, long associated with the Howat family, David, as a builder-owner who eventually owned most of this streetscape, and a developer of other properties in the North and West Melbourne area, and William Howat who was closely linked with the wealthy Clarke pastoralist family (Criterion A).

Glance's row houses part 470-476 William Street

470 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1878-1883
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Isaac Glance by Morris and Parker in 1878.

Contributory elements include:

- two storey parapeted stuccoed house row set close to the street and corner site to a lane;
- Italian Renaissance Revival styling, ornate for the construction date;
- cemented cornice moulds, vermiculated and foliated blocks and brackets with a raised arched entablatures flanked by piers and scrolls;
- originally face brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with panelled cast-iron friezes and finished brackets also guilloche pattern balustrading;
- tiled verandah floors;
- double-hung sash windows;
- four-panel entry door and toplights;
- cast-iron palisade front fences and gate on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Glance's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Glance's row houses are significant.

- Historically, as a good representatives of a major growth period in West Melbourne and linked with the Glance family who were active in the North and West Melbourne community (Criterion A); and
- Aesthetically, well-preserved and good examples of Italian Renaissance Revival row houses, also contributory to a Victorian-era streetscape (Criterion E).

Glance's row houses part 470-476 William Street

472 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1878-1883
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Isaac Glance by Morris and Parker in 1878.

Contributory elements include:

- two storey parapeted stuccoed house row set close to the street and corner site to a lane;
- Italian Renaissance Revival styling, ornate for the construction date;
- cemented cornice moulds, vermiculated and foliated blocks and brackets with a raised arched entablatures flanked by piers and scrolls;
- originally face brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with panelled cast-iron friezes and finished brackets also guilloche pattern balustrading;
- tiled verandah floors;
- double-hung sash windows;
- four-panel entry door and toplights;
- cast-iron palisade front fences and gate on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Glance's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Glance's row houses are significant.

- Historically, as a good representatives of a major growth period in West Melbourne and linked with the Glance family who were active in the North and West Melbourne community (Criterion A); and
- Aesthetically, well-preserved and good examples of Italian Renaissance Revival row houses, also contributory to a Victorian-era streetscape (Criterion E).

Glance's row houses part 470-476 William Street

474-476 William Street, WEST MELBOURNE



New grading system:	Significant
Place type:	Row house
Date(s):	1878-1883
View of place:	2015

Statement of Significance

What is significant?

Row houses built for Isaac Glance by Morris and Parker in 1878.

Contributory elements include:

- two storey parapeted stuccoed house row set close to the street and corner site to a lane;
- Italian Renaissance Revival styling, ornate for the construction date;
- cemented cornice moulds, vermiculated and foliated blocks and brackets with a raised arched entablatures flanked by piers and scrolls;
- originally face brick side and rear walls;
- pitched roofs behind the parapet, with cemented and corniced chimneys;
- two storey cast-iron verandahs with panelled cast-iron friezes and finished brackets also guilloche pattern balustrading;
- tiled verandah floors;
- double-hung sash windows;
- four-panel entry door and toplights;
- cast-iron palisade front fences and gate on dressed stone footings; and
- contribution to valuable Victorian-era streetscape.

How is it significant?

Glance's row houses are significant historically and aesthetically to West Melbourne.

Why is it significant?

Glance's row houses are significant.

- Historically, as a good representatives of a major growth period in West Melbourne and linked with the Glance family who were active in the North and West Melbourne community (Criterion A); and
- Aesthetically, well-preserved and good examples of Italian Renaissance Revival row houses, also contributory to a Victorian-era streetscape (Criterion E).

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